File No. 07WH0079

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ROBERTSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $194,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF APRIL, 2007.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DOLLY T. PEAY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN My Commission Expires July 1, 2009

Davidson County DEEDWARR
Recvd: 04/18/07 14:32 2 pgs
Fees:13.00 Taxes:717.80

20070418-0046407

THIS INSTRUMENT WAS PREPARED BY
Venture Title & Escrow, Inc.
3027 Highway 31 W
White House, TN 37188
615-672-4343

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John C. Barrett	New Owner	083-14-0-206.00
(NAME)	(NAME)	
1800 Fatherland St		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **SIDDIE PARTON (F/K/A SIDDIE COWAN), MARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JOHN C. BARRETT, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 18, Block "B", on the Plan of Priest Home Place as of record in Plat Book 161, page 102, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Joe Cowan and wife, Siddie Cowan by deed dated 07/18/1958 from Willie J. Owen and wife, Bessie W. Owen of record in Book 2798, page 133, Register's Office for Davidson County, Tennessee. Joe Cowan and Siddie Cowan having since been divorced by Final Decree in the 4th Circuit Court for Davidson County, Tennessee, Docket No. 33326, dated 05/25/1959. The property was divested out of Joe Cowan and into Siddie Cowan by said decree, a certified copy of which is of record in Book 2927, page 542, Register's Office for Davidson County, Tennessee. Siddie Cowan has subsequently married and is now known as Sidie Parton.

Dewey W. Parton, husband of Siddie Parton, joins in this instrument for the purpose of conveying such marital interest, if nay, that he may have in and to said property.

This conveyance is further subject to (1) 2007 property taxes which have been prorated and assumed by the Grantee, (2) all applicable zoning ordinances, (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (5) building restrictions, and (6) other matters of public record.

unimproved ☐

This is improved ☒ property, known as: 1800 Fatherland St, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), THEIR heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), THEIR heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 16th day of April, 2007.

Siddie Parton
Siddie Parton

Dewey W. Parton
Dewey W. Parton

STATE OF TENNESSEE

COUNTY OF ROBERTSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named SIDDIE PARTON AND HUSBAND, DEWEY W. PARTON, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 16th day of April, 2007.

Commission expires:

Notary Public

DOLLY T. PEAY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY, TN
My Commission Expires July 1, 2009

File Number: 07WH0079

RETURN TO:

Venture Title & Escrow, Inc.
3027 Highway 31 W
White House, TN 37188