Book 29

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF Davidson

16198

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF November, 2007.

_____
Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: 11/22/2010

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 323 Emery Drive, Nashville, TN 37214-3113

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Davis	NEW OWNER	09108011600
(NAME)	(NAME)	
1613 Glenridge Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37221		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Edith D. Griffin, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Davis

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

See exhibit A attached hereto and made a part hereof.

Davidson County DEEDWARR
Recvd: 11/06/07 13:16 3 pg
Fees:18.00 Taxes:92.50

20071106-0130985

This is improved property known as 1001 40th Avenue, North, Nashville, TN 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 her hand this 5th day of November, 2007.

Edith D. Griffin

Edith D. Griffin

_____

_____

_____

File No.: 16198

ATTACHMENT

LAND in Davidson County, Tennessee, being Lot No. 96 in S. H. Davis Subdivision, a plan of which is of record in Book 57, page 100, Register's Office for Davidson County, Tennessee.

Said Lot fronts 59 feet on the northerly side of Walker Street and extends back along the westerly margin of Clifton Avenue, 150 feet to a ten foot alley, and measures 35 feet on said alley, the west line of said lot being 129 feet, more or less.

BEING the same property conveyed to Richard Griffin and wife, Edith Dean Griffin by deed from E. W. Lutin, Trustee, dated April 30, 1974, and recorded in Book 4810, page 907, Register's Office for said County. The said Richard Griffin having died on October 28, 1994.

Edith D. Griffin and Edith Dean Griffin being one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

16198

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Edith D. Griffin, a widow the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of November, 2007.

My commission expires 11/22/2010

Notary Public/ Ollie Mai Parsley

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010