Davidson County DEEDWARR
Recvd: 07/16/08 14:32 2 pgs
Fees:13.00 Taxes:122.10

20080716-0073045

Prepared by:
Reli, Inc.
105 West Park Dr. Ste 420
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $33,000.00

Affiant

Subscribed and sworn to before me, this 14th day of July, 2008.

Notary Public
My commission expires: 9/8/09

Address of New Owner:	Send Tax Bills to:	Tax Information
Jeffrey N. West	New Owner	18200007400
0 Old Hickory Blvd.	244 Tanksley Ave.	
Nashville, TN 37013	Nashville, TN 37211	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sylvia C. Patterson, Ollie Lucille Gordon and Romulus Cleveland Cotten, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jeffrey N. West and wife, Paula J. West, hereinafter called the Grantees, their successors 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, described according to survey made by John C. Hayes, Jr., dated 1/20/67, as follows:

Beginning at an iron pin on the westerly margin of Hobson Pike, said point being the northeast corner of the property conveyed to William G. Battle and wife (D.B. 3983, pg. 854, RODCT); thence with Battle's northerly line South 81 deg. 25 min. West 696 feet to an iron pin in the eastern boundary line of the Briley property; thence with said Briley's eastern boundary line North 02 deg. 03 min. East 155.9 feet to a fence post; thence North 81 deg. 54 min. East 645 feet to the westerly margin of Hobson Pike; thence with same South 17 deg. 01 min. East 151 feet to the beginning, containing 2.32 acres, more or less.

BEING the same property conveyed to Grace Cotten by deed from William G. Battle and wife, Mary F. Battle, dated 7/15/68 of record in Book 4310, Page 372, Register's Office of Davidson County, Tennessee. Grace Cotten died intestate in 1994 leaving Sylvia C. Patterson, Ollie Lucille Gordon and Romulus Cleveland Cotten as her sole heirs at law. Reference made to Affidavit of Heirship of record in Instrument No. 200005160049381, said Register's Office, with further reference made to Quitclaim Deed of record in Instrument No. 200005160049382, said Register's Office.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is unimproved property known as 0 Old Hickory Blvd., Nashville, TN 37013.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 14th day of July, 2008.

Sylvia C. Patterson

Sylvia C. Patterson

Ollie Lucille Gordon by Sylvia C. Patterson, Attorney in Fact

Sylvia C. Patterson
attorney in fact

Romulus Cleveland Cotten

Romulus Cleveland Cotten

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary in and for said county and state, the within named Sylvia C. Patterson and Romulus Cleveland Cotten, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 14th day of July, 2008.

Notary Public

My Commission Expires:
9/8/09

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Sylvia C. Patterson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Ollie Lucille Gordon, and that she is authorized by Ollie Lucille Gordon, to execute this instrument on her behalf.

Witness my hand in Brentwood, TN, this 14th day of July, 2008.

Notary Public

My commission expires:
9/8/09