WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/10/08 09:38 2 pgs
Fees:13.00 Taxes:229.70
20080910-0092508

JOYCE JORDAN
STATE OF TENNESSEE
NOTARY PUBLIC
DICKSON COUNTY, TENN.
My Commission Expires SEPT. 23, 2008

STATE OF TENNESSEE
COUNTY OF DICKSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,080.00

Noelle Oliver
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF AUGUST, 2008.

Joyce Jordan
Notary Public

MY COMMISSION EXPIRES: 9-23-08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

American Home Title & Escrow, LLC 429 Henslee Drive Dickson, TN 37055

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NOELLE OLIVER	NEW SOUTH FEDERAL SAVINGS BANK	08207044700
(NAME) 608 N. 5th St.	(NAME) 2301 21ST AVENUE SOUTH #350	
(ADDRESS) Nashville, TN 37207	(ADDRESS) NASHVILLE, TN 37212	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **ROBERT L. WHITAKER AND WIFE, LOUISE S. WHITAKER,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **NOELLE OLIVER, A SINGLE WOMAN,** 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:

LAND LYING AND BEING IN DAVIDSON COUNTY, STATE OF TENNESSEE, BEING LOT NO. 43 ON THE PLAN OF VILLAGE MANOR, OF RECORD IN BOOK 3300, PAGE 55, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 43 FRONTS 18.33 FEET ON THE WEST SIDE OF NORTH 5TH STREET AND EXTENDS BACK 132.27 FEET ON THE NORTHERLY LIN AND 130.91 FEET ON THE SOUTHERLY LINE, TO AN ALLEY IN THE REAR MEASURING 18.38 FEET THEREON

BEING THE SAME PROPERTY CONVEYED TO ROBERT L. WHITAKER AND WIFE, LOUISE S. WHITAKER BY WARRANTY DEED FROM GLADYS DRIVER, N/K/A GLADYS DRIVER JACKSON, UNMARRIED, RECORDED JUNE 25, 2002 IN INSTRUMENT NO. 20020625-0075981, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR 2008 AND SUBSEQUENT YEARS, RESTRICTIONS, AND EASEMENTS OF RECORD.

unimproved ☐

This is improved ☒ property, known as 608 N 5TH STREET, NASHVILLE, TN 37207

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hands this 28th day of August, 2008.

ROBERT L. WHITAKER

LOUISE S. WHITAKER

STATE OF TENNESSEE

COUNTY OF DICKSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, ROBERT L. WHITAKER AND WIFE, LOUISE S. WHITAKER with whom I am personally acquainted and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Dickson, Tennessee this 28th day of August, 2008.

Commission expires: 9-23-08

Notary Public

JOYCE JORDAN
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY, TENN.
My Commission Expires SEPT. 23, 2008