BILL GARRETT, Davidson County
Trans:T20090062330 DEEDWARR
Recvd: 09/11/09 10:19 2 pgs
Fees:13.00 Taxes:1054.50

20090911-0085105

WARRANTY DEED

AMY ADAMS GOWAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Justin Chesley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF SEPTEMBER, 2009.

Amy Adams Gowan
Notary Public

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis L. Chesley, et al (NAME)	New Owners (NAME)	141-403
7944 Hooten Hows Road (ADDRESS)	(ADDRESS)	141 00 0 00403
Nashville, TN 37221 (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, **DENNIS P. RUSSELL AND WIFE, JENNIFER L. RUSSELL**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CURTIS L. CHESLEY AND WIFE, YOLANDA D. CHESLEY AND JUSTIN CHESLEY, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**, 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 in Davidson County, Tennessee, described as follows, to-wit:

A small tract of land in the 9th Civil District of Davidson County, Tennessee, described according to a copy of survey made by Richard B. Omohundro, dated March 22, 1969, as follows:

Beginning at a point in the centerline of Hooten Hows Road, said point being 1066 feet more or less southwest from the margin of State Highway No. 1, being the southwest corner of the property now or formerly owned by John Arnold Wright thence with the center of said Road, South 55 deg. 28' West 150 feet to the southeast corner of the property now or formerly owned by Carroll N. Harber; thence with Harber's line, North 35 deg. West 581 feet to a point; thence North 55 deg. 28' East 150 feet to a point in Wright's northwest corner above referred to; thence with his line, South 35 deg. East 581 feet to the point of beginning.

Being the same property conveyed to Dennis P. Russell and Jennifer L. Russell, husband and wife by deed from Imogene H. Lincoln, a widow, of record as Instrument No. 20051003-0118844, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2009 real property taxes; and (b) Title to that portion of said land lying within the bounds of Hooten Hows Road.

unimproved ☐

This is improved ☒ property, known as 7944 Hooten Hows Road, Nashville, TN 37221
(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 9th day of September, 2009.

Dennis P. Russell
Dennis P. Russell

Jennifer L. Russell
Jennifer L. Russell

STATE OF MAINE
COUNTY OF ANDROSCOGGIN

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dennis P. Russell and Jennifer L. Russell, the bargainors, 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 and official seal at Lewiston, Maine this 9 day of September, 2009.

Commission expires:

Susan D White
Notary Public

NOTARY PUBLIC

SUSAN D. WHITE
Notary Public, Maine
My Commission Expires July 20, 2012