BILL GARRETT, Davidson County
Trans:T20090071505 DEEDWARR
Recvd: 10/21/09 10:01 2 pgs
Fees:13.00 Taxes:238.65

20091021-0097135

RECORD AND RETURN TO;
TITLE PROFESSIONALS OF TENNESSEE, LLC
101 POINT EAST DRIVE
NASHVILLE, TN 37212
1016

WARRANTY DEED

JANET S. DAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,500.00

William L Parker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of October, 2009

Janet S. Davis
Notary Public

MY COMMISSION EXPIRES: 5-8-2012

THIS INSTRUMENT WAS PREPARED BY
Title Professionals of Tennessee, LLC, 101 Point East Drive, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William L. Parker	SAME AS NEW OWNER	05312005900
102 Ray Avenue		
Old Hickory, TN, 37138		

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, I/WE,

Mattie B. Clay, a Widow

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

William L. Parker and wife, Emma R. Parker

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:

Being part of Tract No. 2 on an unrecorded plan of the Life & Casualty Insurance Company property on the southerly side of Hadley Avenue, near Old Hickory, Tennessee, being part of lot No. 5 on an unrecorded plan of the subdivision of the southerly part of said Tract No. 2, described according to a survey made by Harvey Gee, Surveyor, February 12, 1947, as follows:

Beginning on the northerly margin of a 10-fooot right-of-way, at the southeast corner of the property conveyed to Vernon Rager and wife by deed from Dillard H. Jones and wife, of record in Book 1807, page 249, Register's Office for said County; thence with Rager's easterly line, northwardly 100 feet, more or less, to the line between lots Nos. 4 and 5, Rager's northeast corner; thence north 42 degrees 13' east 77 feet; thence southwardly 114 feet, more or less, to the northerly margin of said 10-foot right-of-way, being 217 feet west of the center line of Old Hopewell Road; thence with the northerly margin of said right-of-way, westwardly 75 feet to the beginning.

Being the same property conveyed to Curtis A. Clay and wife, Mattie B. Clay by deed from Dillard R. Jones and wife, Ruby Jones, of record in Book 1847, page 567, Register's Office for Davidson County, Tennessee. The said Curtis A. Clay having since died.

SEE POWER OF ATTORNEY RECORDED AS INSTRUMENT NUMBER 20021108-0138514, REGISTER'S FOR DAVIDSON COUNTY, TENNESSEE.

Unimproved ( )
This is improved (X) property known as 102 Ray Avenue, Old Hickory, TN 37138

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 my/our hand(s) this 16th day of October, 2009

Mattie B. Clay by Paul Wayne Clay, POA
Mattie B. Clay

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 16th day of October, 2009, personally appeared Paul W. Clay to me known to be the person who executed the foregoing instrument on behalf of Mattie B. Clay as her Attorney-in- Fact, and acknowledged that Paul W. Clay executed the same as the free act and deed of the said Mattie B. Clay as though she had personally acted.

Witness my hand and official seal this 16th day of October, 2009.

Janet S. Davis
Notary Public

My Commission Expires: 5-8-2012

JANET S. DAVIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.