WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/22/10 09:40 3 pgs
Fees:18.00 Taxes:323.75
20101222-0101659

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,500.00

George Brooks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF DECEMBER, 2010.

ANDRE JOHNSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY TENN.
My Commission Expires MAR 4, 2013

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 1314 6th Ave. North, Nashville, TN 37208

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George Brooks	George Brooks	69-6-5.00
(NAME)	(NAME)	
4301 Enchanted Circle	4301 Enchanted Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Nashville, TN 37218	
(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, Gwendlyn Odom, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George Brooks and Sarah Brooks, 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, being Lot No. 35 on the Plan of Enchanted Hills Subdivision, Section 1 of record in Book 3300, page 96, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Enchanted Circle, the common corner of Lots Nos. 34 and 35; thence southeasterly 112.0 feet to a concrete monument the beginning of curve; thence around said curve 39.57 feet to a concrete monument on the northerly margin of Hydesdale Lane; thence westerly 123.0 feet to a point, the common corner of Lots Nos. 35 and 2; thence northwesterly 136.98 feet to a point, the common corner of Lots Nos. 34 and 35; thence northeasterly 148.05 feet to the point of beginning.

Being the same property conveyed to HERBERT B. ODOM AND WIFE, GWENDOLYN J. ODOM, by deed from GAINES AND GAINES CONSTRUCTION CO., INC., of record in Book 3906, page 123, dated June 24, 1965, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 4301 Enchanted Circle, Nashville, TN 37218

(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 my hand this 20th day of December, 2010.

Gwendlyn Odom by Linda

ATTORNEY IN FACT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared **Linda Lydia** with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledgment himself/herself to be the Attorney-in-fact for **Gwendlyn Odom**, the within named bargainor(s), and that he/she as such attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposed therein contained by signing the name **Gwendlyn Odom** the bargainor(s), by the said **Linda Lydia**, as Attorney-in-Fact. Power of Attorney of record in instrument number 20060829-0106412 Register's Office for Davidson County, Tennessee.

WITNESS my hand and seal, this 15th day of December, 2010.

NOTARY PUBLIC

ANDRE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:

My Commission Expires MAR. 4, 2013

Prepared by:
Bicentennial Title & Escrow
1314 6th Ave. North
Nashville, TN 37208

I, **Donald Taylor**, do herby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Donald Taylor

State of Tennessee
County of Davidson

Personally appeared before me, **Tiara Ford**, a notary public for this county and state, **Donald Taylor** who acknowledges that this certification of electronic document is true and correct and whose signature I have witnessed

Tiara Ford

TIARA D. FORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 4, 2013

My Commission Expires: _____