SEND TAX BILL:
Allison Yvette Patton
505 Fisk Street
Nashville TN 37203

PROPERTY OWNER:
Allison Yvette Patton
505 Fisk Street
Nashville TN 37203

MAP: **092-08**
PARCEL: **112.00 and 111.00**

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

BILL GARRETT, Davidson County
Trans:T20120050232 DEEDWARR
Recvd: 07/09/12 11:59 2 pgs
Fees:13.00 Taxes:303.40
20120709-0060045

FROM: **William Patton, Jr.**

TO: **Allison Yvette Patton**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, the receipt of which is hereby acknowledged, **William Patton, Jr.** hereby sell(s), transfer(s) and convey(s) unto **Allison Yvette Patton** and the said party's heirs and assigns, a certain tract or parcel of real estate, lying and being in DAVIDSON County, Tennessee, and being more particularly bounded and described as follows, to-wit:

Map 92-08 Parcel 112.00

TRACT NO. 1: **Being the South 37 feet of Lot No. 33 on the Plan of Hudson's Addition to Nashville, of record in Plat Book 21, page 136, Register's Office for Davidson County, Tennessee.**

Said part of Lot No. 33 fronts 37 feet on the west side of Hudson Street, not Fisk Avenue, and runs back between parallel lines, 150 feet to an alley.

Being a portion of the same property conveyed to William Patton, Jr. by warranty deed from James M. Council, D/B/A C & A Enterprise, dated August 30, 2000, of record in Instrument #20000831-0086462, Register's Office of Davidson County, Tennessee.

Map 92-08 Parcel 111.00

TRACT NO. 2: **Land in Davidson County, Tennessee, being the North 21 feet of Lot No. 33 and the south 8 feet of Lot No. 34 in Hudson's Addition to Nashville, a plan of which is of record in Book 21, page 136, Register's Office for said County.**

Said parts of said Lot Nos. 33 and 34 join each other and together front 29 feet on the west side of Hudson Street, and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to William Patton, Jr. by warranty deed Barry L. Walker, dated November 18, 2002, of record in Instrument #20021119-0143387, Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

DOCUMENT PREPARATION
LAW OFFICES OF RAMBO & KINGREE
104 DEPOT STREET • P. O. BOX 129 • SHELBYVILLE, TENNESSEE 37160

TO HAVE AND TO HOLD all rights, title and interest in the above described tract of real estate unto the said **Allison Yvette Patton**, and said party's heirs and assigns, forever in fee simple.

William Patton, Jr. covenant(s) that said party is lawfully seized and possessed of the above described tract of real estate; that said party has a good and lawful right to sell and convey the same; and that the same is free and unencumbered.

William Patton, Jr. covenant(s) and bind(s) said party, and the party's heirs and representatives, to forever warrant and defend the title to the above described tract of real estate unto **Allison Yvette Patton**, and said party's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand, this the 5 day of July, 2012.

STEVE TOPPINGS STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

William Patton, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named bargainor, **William Patton, Jr.**, with whom I am personally acquainted, and who acknowledged that said party has executed the foregoing deed instrument for the purposes therein contained.

WITNESS my hand and official seal, on this the 5 day of July, 2012.

Notary Public: _____

My Commission Expires: 3-24-13

STEVE TOPPINGS STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $82,000.00 which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Allison Y. Patton
Affiant

Subscribed and sworn to before me this the 5 day of July, 2012.

_____
Notary Public or Register

My Commission Expires: 3-24-13

A:Re/DED.Patton