BILL GARRETT, Davidson County
Trans:T20140069484 DEEDWARR
Recvd: 09/17/14 10:15 3 pgs
Fees:17.00 Taxes:0.00
20140917-0085180

This Instrument Prepared:
Kurt O.E. Tschaepe
603 Peach Valley Road
Gallatin, Tennessee 37066

WARRANTY DEED

I, Ellen Juanita Allinder, Executrix, appointed on 25th day of November, 2003 by the State of Tennessee Probate Court of Sumner County at Gallatin for the Will of Jack Allinder, Jr. and by these presents do thereby transfer and convey unto the said Jack H. Allinder, the Grantee herein, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 25 and the easterly 4 feet of the southerly 80 feet of Lot No. 24 on the Plan of Russell Houston's Addition to Edgefield, now East Nashville, as of record in Book 18, page 651, Register's Office for Davidson County, Tennessee, as follows:

Beginning on the northerly margin of Russell Street, at a point 140.5 feet, more or less, east of the easterly margin of South Fourth Street, said point being 4 feet west of the corner of Lots Nos. 24 and 25; thence northerly and parallel with the lines between Lots Nos. 24 and 25, 80 feet; thence at right angles eastwardly 4 feet to the line between Lots Nos. 24 and 25; thence with said line northwardly 90 feet to the southerly margin of an alley; thence with said alley eastwardly 50 feet to the corner of Lots Nos. 24 and 25; thence with said two lots southwardly 170 feet to the northerly margin of Russell Street; thence with said street westwardly 54 feet to the beginning.

Being the same propetry conveyed to Jack Allinder, Jr. by deed of correction from Jack H. Allinder of record in Deed Book 7732 Page 81, Register's Office for Davidson County,

map 9 parcel # 082-15-0-104.00

Tennessee and the same property conveyed to Jack Allinder, Jr. by deed dated October 11, 1988 of record in Book 7696 Page 951.

This is property, known as 407 Russell Street; Nashville, Tennessee 37206.

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.

IN WITNESS WHEREOF, the parties hereto have executed this instrument as of the ____day of June, 2004.

Ellen Juanita Allinder, Executrix

Jack H. Allinder, Grantee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

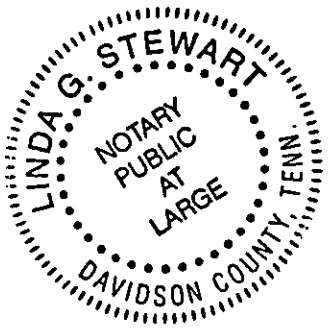
Personally appeared before me, the undersigned, a Notary Public in and for County and State, the within named Ellen Juanita Allinder and Jack H. Allinder, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Jack H. Allinder, Affiant
Subscribed and sworn before me this the
17 Day of Sept., 2004.
, Deputy Register

Witness my hand and official seal at Nashville, Tennessee, this 1st day of June, 2004.

Linda G. Stewart
Notary Public

My commission expires: 9-25-2007



Return to:
New Owner + Title Co
Jack H. Allinder
408 Woodland Street
Nashville, Tennessee 37206