a.

THIS INSTRUMENT PREPARED BY:
BAKER, DONELSON, BEARMAN & CALDWELL (JMB)
A Professional Corporation
511 Union Street, Suite 1700
Nashville, Tennessee 37219

BOOK 11363 PG. 827

Address New Owner as follows:
Blue Skies of Nashville, LLC
d/b/a Blue Skies Real Estate
415 Harding Place
Nashville, TN 37211

Send Tax Bills To:
Same

Map-Parcel No.
119-13-171

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $118,000.00

Affiant

Subscribed and sworn to before me this the 24 day of February, 1999.

Notary Public

My Commission Expires:
4-16-02

99 MAR -2 PM 4:06

05555283

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## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Cecil R. Jones**, and wife, **Louise E. Jones**, hereinafter called "Grantors", have bargained and sold, and by these presents do transfer and convey unto **Blue Skies of Nashville, LLC d/b/a Blue Skies Real Estate**, hereinafter called "Grantee", its successors and assigns, all of their right, title, and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Lot No. 11 on the map of College Heights, as of record in Book 332, page 19, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Cecil B. Jones, and wife, Louise E. Jones by deed from John C. Walton, and wife, Virginia Y. Walton of record at Book 4505, page 654, said Register's Office.

Said property is transferred subject to the lien of taxes for the year 1999 and subsequent years, and matters shown on the plan of record in Book 332, page 19, said Register's Office.

This is improved property known as 3021 Nolensville Road, Tennessee 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantors do covenant with the said Grantee that they 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.

N JMB 266765.1
824501-0001 02/16/99

And Grantors do further covenant and bind themselves, their heirs, assigns, and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors 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 this 24 day of February, 1999.

Cecil R. Jones

Louise E. Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **Cecil R. Jones** and **Louise E. Jones** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within named instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 24 day of February, 1999.

Notary Public

My Commission Expires:

4-16-02

2467 03/02 0101 03CHECK 447.60

N JMB 266765.1
824501-0001 02/16/99

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 11363 PG. 829

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

0555283

IDENTIF. & REFERENCE

99MAR-2 PM 4:06

L.G. GARRETT REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAMT | |
| | 118000.00 |
| CON TX | 436.60 |
| PRFEE | 1.00 |
| MDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 447.60 |
| CHECK | 447.60 |

03/02/99 01 16:05 0001 2467

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1431653