STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,000.00

Thalia R. Townsend
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF DECEMBER, 2002.

William B. Rogers
Notary Public

MY COMMISSION EXPIRES: April 9, 2006.

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE — WILLIAMSON COUNTY, TENNESSEE

File #43

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc., 615 Main Street P.O. Box 60429, Nashville, TN 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thalia R. Townsend	Cavalry Banking	Map 59-14-0
(NAME) 762 Ringgold Drive	(NAME) 114 West College Street	Parcel 115.00
(ADDRESS) Nashville, TN 37207	(ADDRESS) Murfreesboro, TN 37130	
(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, **TROY L. JONES AND WIFE, MARGARET JONES**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **THALIA R. TOWNSEND** , 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 Lot No. 57 on the plan of Haynes Manor Subdivision, Section 1, of record in Book 3600 page 85 Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

BEING the same property conveyed to Troy L. Jones and wife, Margaret Jones, by instrument executed January 11, 1966, which is of record in Book 3977 page 285 Register's Office for Davidson County, Tennessee. Troy L. Jones, Troy L. Jones, Sr., and Troy Lee Jones, Sr. is one and the same person. Diane Jones Polk is the duly appointed Attorney in Fact for Troy Lee Jones, Sr. by virtue of the appointment made by instrument of record as Instrument No. 20021125-0145983, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all restrictions, conditions and easements of record against said property; especially to any and all matters as shown on the plan of record in Book 3600 page 85, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 762 Ringgold Drive, Nashville, TN 37207

(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 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.

Davidson County DEEDWARR
Recvd: 01/02/03 14:05 2pgs
Fees:13.00 Taxes:355.20
20030102-0000515

Witness my/our hand(s) this 31st day of December, 2002.

Margaret L. Jones
Margaret Jones

Troy Lee Jones Sr by Diane Jones Polk
Troy Lee Jones, Sr. by Diane Jones Polk
Attorney in Fact (attorney in fact)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, William B. Gregory, a Notary Public in and for said County and State, the within named Margaret Jones, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of December, 2002

Commission expires: April 9, 2006

William B. Gregory
William B. Gregory Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, William B. Gregory, a Notary Public in and for said County and State, the within named Troy Lee Jones, Sr., by and through his duly appointed Attorney in Fact, Diane Jones Polk, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained by signing the name of Troy Lee Jones, Sr., by Diane Jones Polk as his duly appointed Attorney in Fact, pursuant to the recorded Power of Attorney of record as Instrument No. 20021125-0145983, Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville , Tennessee this 31st day of December, 2002

Commission expires: April 9, 2006

William B. Gregory
William B. Gregory Notary Public