K21134

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(2)

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

The sole purpose for re-recording this instrument is to add Notary signature to Affiant.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $134,000.00 ~~$134,000.00~~ $125,500.00

Affiant

Subscribed and sworn to before me, this 14th day of April, 2003.

Notary Public
My commission expires: ~~05/30/04~~ 3/30/10

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Shahn L. Donegan 540 Brewer Drive Nashville, TN 37211	SAME	161-03-0-006.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **John Scott Jackson, married**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Shahn L. Donegan, an unmarried person**, hereinafter called the Grantees, their successors 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. 40 on the Plan of Whispering Hills, Section Four, of record in Book 2900, Page 22, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to John Scott Jackson, unmarried, by deed from Elder B. Emberton and wife, Virginia M. Emberton of record in Book 9582, Page 512, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Stacey Jackson, wife of John Scott Jackson, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in subject property.

This property is improved property known as 540 Brewer Drive, Nashville, TN 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 14th day of April, 2003.

John Scott Jackson

Stacey Jackson by John Scott Jackson, Her Attorney-in-Fact

Davidson County DEEDWARR
Recvd: 04/14/03 16:15 2pgs
Fees:13.00 Taxes:464.35
[redacted]
20030414-0049623

RE-RECORD

Davidson County DEEDWARR
Recvd: 04/23/03 16:23 2pgs
Fees:12.00 Taxes:0.00
20030423-0054481

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John Scott Jackson, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 14th day of April, 2003.

Notary Public

My Commission expires 05/30/04

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Scott Jackson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes herein contained, and who further acknowledged that he is the attorney in fact for Stacey Jackson and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 14th day of April, 2003.

Notary Public

My Commission Expires: 5/30/04