WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 05/25/04 15:23 2pgs
Fees:13.00 Taxes:296.00

20040525-0061500

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May, 2004

Notary Public

MY COMMISSION EXPIRES: 09-22-07
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
Bertie Jo Whitaker
My Commission Expires
September 22, 2007
STATE OF TENNESSEE

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

G-2266-F

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Street, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Be Le	Taylor, Bean & Whitaker Mortgage	61-7-225
(NAME)	(NAME)	
4210 Glynda Drive	1417 North Magnolia Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Ocala, FL 34475	
(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, James O. Jackson and Jennette Jackson Wainscott, as devisees under the Last Will and Testament of Collie A. Jackson, deceased; and James O. Jackson, Executor, *

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Be Le, **Married**

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, being Lot No. 7 on the Plan of Young-Dale, as of record in Book 2330, Page 22, Register's Office for Davidson County, Tennessee.

Said Lot No 7 fronts 72 feet on the southwesterly side of Glynda Drive and runs back 278.3 feet on the northeasterly line and 309.6 feet on the southwesterly line, to a dead line in the rear, and measures 78.4 feet thereon.

Being the same property conveyed to Collie Albert Jackson and wife, Willie J. Jackson, by deed from Robert Murray Roach and wife, Phyllis J. Roach, of record in Book 3166, Page 573, Register's Office for Davidson County, Tennessee. The said Collie Albert Jackson having since died on September 28, 2003, a resident of Davidson County, Tennessee, with the said Willie J. Jackson having predeceased him. Pursuant to the Last Will and Testament of Collie A. Jackson of record in Instrument No. 5530/1312340, Probate Court for Davidson County, Tennessee, subject property was devised to James O. Jackson and Jennette Jackson Wainscott, with the said James O. Jackson being appointed Executor.
The said Collie A. Jackson and Collie Albert Jackson being one and the same person.

James O. Jackson executes this instrument on behalf of Jennette Jackson Wainscott pursuant to Power of Attorney of record in Instrument No. 20040525-0061499, Register's Office for Davidson County, Tennessee.

***of the Estate of Collie A. Jackson, Deceased.**

unimproved ( )
This is improved (X) property, known as 4210 Glynda Drive, Nashville, TN 37216
(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 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.

Witness my hand this 24th day of May, 2004

James O. Jackson

Jennette Jackson Wainscott
By: James O. Jackson, Attorney-in-fact

The Estate of Collie A. Jackson, deceased
By: James O. Jackson Executor
James O. Jackson, Executor

DCTN01WC

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 James O. Jackson, Individually, and as Executor for the Estate of Collie A. Jackson, deceased

the bargainor _____, 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 therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 24th day of May, 2004

Commission expires 09-22-07

Notary Public

NOTARY PUBLIC
AT LARGE
Bertie Jo Whitaker
My Commission Expires
September 22, 2007
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of May, 2004, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JAMES O. JACKSON, to me known to be the person who executed the foregoing instrument on behalf of JENNETTE JACKSON WAINSCOTT, and acknowledged that he executed the same as the free act and deed of the said JENNETTE JACKSON WAINSCOTT.

Witness my hand and seal at Goodlettsville, Tennessee.

Notary Public

My commission expires: 09-22-07

NOTARY PUBLIC
AT LARGE
Bertie Jo Whitaker
My Commission Expires
September 22, 2007
STATE OF TENNESSEE