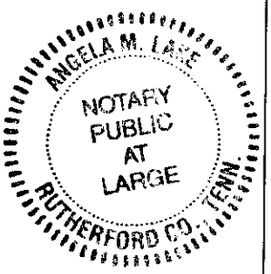
WARRANTY DEED



STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$135,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **1ST DAY OF DECEMBER, 2004.**

Notary Public

MY COMMISSION EXPIRES: **January 25, 2006.**

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna Lynn Doucet	New Owner	**136-14-0-040.00**
(NAME)	(NAME)	
608 Lake Terrace Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217	,	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 12/21/04 10:58 2pgs
Fees:13.00 Taxes:499.50

20041221-0151562

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, **Helen Jarvis Crowder,*** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Donna Lynn Doucet, unmarried**, 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: *married

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Castlegate, Section 1, as of record in Book 4460, Page 115, and said Register's Office.

Said Lot No. 40 fronts 91.39 feet on the easterly side of Lake Terrace Drive and runs back 158.01 feet on the northerly line and 174.25 feet on the southerly line to a line in the rear which is a broken line, measuring 77.76 feet thereon.

Helen Jarvis and Helen Jarvis Crowder being one and the same person.

Being the same property conveyed to Marvin R. Jarvis and wife, **Helen Jarvis** by deed of record in Book 5931, Page 551, Register's Office for **Davidson** County, Tennessee.

The said Marvin R. Jarvis having since died.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

Grantors spouse has marital rights in other property; therefore marital rights need not be conveyed on this deed.

unimproved ☐

This is improved ☒ property, known as **608 Lake Terrace Drive, Nashville, TN 37217**

(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/our hand(s)** this **1st day of December, 2004**.

Helen Jarvis Crowder

Helen Jarvis Crowder

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 Helen Jarvis Crowder the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

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

Commission expires: 1-25-2006

Notary Public

ANGELA M. LAKE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO. TENN.