WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/29/05 08:43 2 pgs
Fees:13.00 Taxes:323.75
20050329-0033222

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MARCH, 2005.

Notary Public

MY COMMISSION EXPIRES:

AFFIX SEAL

TIFFANY R. ADDISON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Exp. March 27, 2009

THIS INSTRUMENT WAS PREPARED BY:
Bicentennial Title & Escrow, 2280 Metrocenter Blvd., Suite 300, Nashville, TN 37228

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Yolanda R. Jones	Suntrust Mortgage, Inc.	059-13-0-074
(NAME)	(NAME)	
3217 Dove Place	201 Fourth Ave N/7th Floor	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218	Nashville, TN 37219	
(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, Enoch L. Jones, and wife, Lee Thelma Jones, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Yolanda R. Jones, 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:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Treppard Heights, Section 6, as of record in Book 2900, page 11, Register's Office for said County, to which said plan reference is hereby made for a complete legal description.

Being the same property conveyed to Enoch L. Jones and wife, Lee Thelma Jones by deed from Roscoe W. Ramsey Jr. and wife, Patricia Ramsey, executed 10/28/80 and filed for record on 12/8/80 in Book 5687, Page 569, Register's Office for Davidson County, Tennessee. Enoch L. Jones and wife, Lee Thelma Jones conveyed subject property to Martha L. Johnson by Quitclaim Deed of record in Book 6097, page 36, said Register's Office, and further the said Martha L. Johnson and husband, James R. Johnson conveyed subject property to Enoch L. Jones and wife, Lee Thelma Jones, by Quitclaim Deed of record in Book 6109, Page 525, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3217 Dove Place, Nashville, TN 37218

(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 our hands this 24th day of March, 2005.

Enoch L. Jones

Lee Thelma Jones

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Enoch L Jones, and wife, Lee Thelma Jones, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24 day of March, 2005.

Witness my hand and official seal at Nashville, Tennessee this 24th day of March, 2005.

Commission expires:

Tiffany R. Addison

Notary Public

