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WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/25/05 12:15 2 pgs
Fees:13.00 Taxes:370.00

20050425-0045639

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS:
$100,000.00

Darrell A. Bowers
Affiant

Subscribed and sworn to before me this 30th day of March, 2005

Notary Public
My Commission expires: My Commission Expires JULY 21, 2007
(Affix Seal)

SHARON C. GUTHRIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Darrell Bowers	SAME	192-02-0-385.00
2418 Alameda Street		
Nashville, TN 37208		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Aaron Chamberlain and wife, Yvonne Chamberlain**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Darrell Bowers and Erica Bowers, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 77 of Block One in the Subdivision of the Heffernan Place, of record in Book 161, page 138, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Clarence Summey, by deed from Abundant Life Pentecostal, on April 1, 2003, of record in Instrument Number 20030409-0047072, Register's Office for Davidson County, Tennessee. And further conveyed to Aaron Chamberlain and wife, Yvonne Chamberlain by Quitclaim Deed from Clarence Summey on April 1, 2003, of record in Instrument Number 20030506-0060078, said Register's Office.

The property is subject to the following:

- Taxes and assessments for the year 2005 and subsequent years, plus any penalties and interest which may accrue.
- Subject to all matters as shown on the Plan of record in Book 161, page 138, Register's Office Davidson County, Tennessee.

This is improved property known as: **2418 Alameda Street, Nashville, TN 37208**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 March 30, 2005.

Aaron Chamberlain
Aaron Chamberlain

Yvonne Chamberlain
Yvonne Chamberlain

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Aaron Chamberlain and wife, Yvonne Chamberlain** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this March 30, 2005

My commission expires:

Notary Public

JASON C. GUTHRIE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007