Davidson County DEEDWARR
Recvd: 05/17/05 10:10 2 pgs
Fees:13.00 Taxes:238.65

20050517-0055392

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WARRANTY DEED

NOTARY PUBLIC AT LARGE — DAVIDSON COUNTY, TENN. — MY BIRTHRIGHT

My Commission Expires NOV. 24, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May 2005

Notary Public

MY COMMISSION EXPIRES: 11/24/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerry Mack Hargis (NAME)	same as new owner (NAME)	MAP 052-02-0
1640 Pawnee Trail (ADDRESS)	(ADDRESS)	PARCEL 138
Madison, TN 37115 (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, William Harvy Harrison, Jr. and Robert Cristal Harrison and Beverly Jo Tanksley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry Mack Hargis

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, Being Lot No 31 and the easterly one-half of Lot No. 32 of Block "B" on the revised Map of Rainbow Terrace Subdivision, as of record in Book 1130, Page 85, Register's Office for Davidson County, Tennessee.

SAID Lot and part of Lot adjoin and front together 75 feet on the southerly side of Cheryl Avenue and run back between parallel lines 145 feet to a dead line.

BEING the same property conveyed to William H. Harrison and wife, Dorthy L. Harrison by Warranty Deed dated July 18, 1979, from Cordell Slate, unmarried, of record in Book 5473, page 612, Register's Office for Davidson County, TN William H. Harrison, died Nov. 14, 2003, having pre-deceased Dorthy L. Harrison, whom has since died September 19, 2004. By Last Will and Testatment of Dorothy Lee Harrison, Deceased, Volume No. 5719/1688630, Probate Court, Davidson County, Tennessee, the herein described property was devised to William Harvy Harrison, Jr., Robert Cristal Harrison, and Beverly Jo Tanksley.

This conveyance is subject to taxes for the year 2005, and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 638 Cheryl Drive, Madison, TN 37115
(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 hand s this 13th day of May, 2005

William Harvey Harrison, Jr.

Beverly Jo Tanksley

Robert Cristal Harrison

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 William Harvy Harrison, Jr. and Robert Cristal Harrison and Beverly B. Tarksley, the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 13th day of May 2005.

Commission expires 11/24/07

Notary Public

My Commission Expires NOV. 24, 2007

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