Davidson County DEEDWARR
Recvd: 05/25/05 08:48 2 pgs
Fees:13.00 Taxes:1158.10

20050525-0058819

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $313,000.00

Affiant

Subscribed and sworn to before me, this 20th DAY OF May, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

RACHEL WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR 31, 2007

WARRANTY DEED

B-ERA-05-818

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
New Hall Intermediaries, Inc.	OWNER	
818 Woodland Street	(NAME)	82-16-86.00
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DUANE JARVIS AND WIFE, DENISE A. JARVIS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NEW HALL INTERMEDIARIES, INC., hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 18 on the Plan of Kinnard and Bransford Subdivision, of record in Book 57, Page 156, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Duane Jarvis and Denise A. Jarvis, married to each other by Warranty Deed from Daniel M. Beall and wife, Trina Beall, recorded on the 4th day of October, 2000 in Instrument No. 20001004-0098501, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those in Book 57, Page 156, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 818 Woodland Street, Nashville, Tennessee 37206
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 20th day of May, 2005.

Duane Jarvis by Denise A. Jarvis attorney in Fact
Duane Jarvis

Denise A. Jarvis
Denise A. Jarvis

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Denise A. Jarvis, the within named bargainor, 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, this the 20th day of May, 2005.

Notary Public

My Commission Expires: My Commission Expires NOV. 22, 2008

(SEAL)

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Denise A. Jarvis, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Duane Jarvis and acknowledged that he/she executed the same as the free act and deed of the said Duane Jarvis.

Witness my hand and official seal at Davidson County, TN on this the 20th day of May, 2005.

NOTARY PUBLIC

My Commission Expires: My Commission Expires NOV. 22, 2008

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903