WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/02/05 09:45 2 pg:
Fees:13.00 Taxes:416.25

20050802-0090085

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JULY, 2005.

Notary Public

MY COMMISSION EXPIRES: 9/20/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, One Burton Hills Blvd., Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vickie L. Jackson	Vickie L. Jackson	093-11-0-A 125.00 CO
(NAME)	(NAME)	
125 Academy Square	125 Academy Square	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37210	Nashville, TN 37210	
(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,

M. Phillip Newton and wife, Mary J. Newton, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Vickie L. Jackson, 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:

Land in Davidson County, Tennessee, being Lot No. 125 on the Plan of Academy Square, of record in Book 5200, page 614, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to M. Phillip Newton and wife, Mary J. Newton by deed from Carolyn L. Perry, now Bryant, and husband, Crockett Eugene Bryant, of record in Book 10666, page 898, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as **125 Academy Square, Nashville, TN 37210**

(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 29th day of July, 2005.

M. Phillip Newton

Mary J. Newton

STATE OF OKLAHOMA)
COUNTY OF [redacted] OKLAHOMA)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, M. Phillip Newton, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Oklahoma City, this 27th day of July 2005.

NOTARY SEAL PUBLIC
MARTHA SHERIFF
Oklahoma County
Notary Public in and for
State of Oklahoma
Commission # 03014616 Expires 12/22/07

Martha Sheriff
Notary Public

My Commission Expires: 12/27/07

STATE OF OKLAHOMA)
COUNTY OF [redacted] OKLAHOMA)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary J. Newton, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Oklahoma City, this 27th day of July 2005.

NOTARY SEAL PUBLIC
MARTHA SHERIFF
Oklahoma County
Notary Public in and for
State of Oklahoma
Commission # 03014616 Expires 12/22/07

Martha Sheriff
Notary Public

My Commission Expires: 12/27/07