20984

(3)
B0436

	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$150,000.00.** Bobbie Cooper Affiant Subscribed and sworn to before me this the 19th day of August, 2005. June E. Powell Notary Public My commission expires: NOTARY PUBLIC AT LARGE My Commission Expires JULY 29, 2006 STATE OF TENNESSEE (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Laura Becker	SAME ~~**Countrywide Home Loans**~~	**Map 072-10, Parce 091.00**
1014 Spain Road	~~**2021 Galleria Rd, Ste 280**~~	Davidson County DEEDWARR Recvd: 08/24/05 15:06 2 pgs Fees:13.00 Taxes:555.00
Nashville, TN 37216	~~**Madison, TN 37115**~~	20050824-0101174

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Jason Collins and wife, Mary Collins and Johnny W. Daniel, married

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

Laura Becker and husband Joel L. Becker

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, TN, being the west one-half of Lot No. 43 on the Map of Bush Spains Subdivision of the Zack Stell Lands of record in Book 161, Page 129, Register's Office for Davidson County, Tennessee.

Said west one-half of Lot No. 43 fronts 50 feet on the southerly side of Spain Avenue and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Jason Collins and wfie, mary Collins and Johnny W. Daniel by deed from Dorris Goad and wife, Ina Goad of record in Instrument #20010803-0082963, Register's Office for Davidson County, Tennessee. Said property was never the primary residence of Johnny W. Daniel.

This conveyance is subject to taxes for 2005 and subsequent years, easements, and restrictions of record if any.

This is improved (X) Unimproved (____) property, known as **1014 Spain Road, Nashville, TN 37216**

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, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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, his 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 19th day of August, 2005.

Jason Collins

Jason Collins
By: Sissy Rogers, by Sissy Rogers Atty in Fact
His Attorney-In-Fact

Mary Collins

Mary Collins
By: Sissy Rogers by Sissy Rogers Atty in Fact
Her Attorney-In-Fact

Johnny W. Daniel

Johnny W. Daniel
By: Sissy Rogers by Sissy Rogers Atty in Fact
His Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Sissy Rogers with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon her oath acknowledged to be the Attorney-in-Fact for Jason Collins and wife, Mary Collins and Johnny W. Daniel, married, the within named bargainor(s), and that she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Jason Collins and wife, Mary Collins and Johnny W. Daniel the within named bargainor(s) by the said Sissy Rogers as such Attorney-in-Fact.

Witness my hand and official seal at office in Brentwood, Tennessee on this the 19th day of August, 2005.

Robin S Edwards
NOTARY PUBLIC

My Commission Expires: 3/28/07

ROBIN S. WEAKLEY
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
MY COMMISSION EXPIRES MARCH 28, 2007