WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/18/05 08:38 2 pgs
Fees:13.00 Taxes:275.65

20051118-0139366

BRAD GOODMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $74,500.00

Tonya Meador
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November, 2005

Notary Public

MY COMMISSION EXPIRES: 11/14/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
USA Title & Escrow, Inc., 1802 Williamson Court, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tonya Meador	Same as new Owner.	043.09-0-046.00
(NAME)	(NAME)	
220 Wiley Street		
(ADDRESS)	(ADDRESS)	
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, I, Patti Jo Sloan, unmarried, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tonya Meador, 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. 43 on the of Block "A" on the map of Overlook Estates, as of record in Book 843, page 105, Register's Office for Davidson County, Tennessee.

Said Lot No. 43 fronts 50 feet on the southerly side of Wiley Street and runs back between parallel lines 135 feet to a dead line.

Being the same property conveyed to Roger W. Henry and wife. Patti S. Henry by Deed from Billy Max Puckett and wife, Rose P. Puckett, dated March 5, 1975 and recorded March 7, 1975 in Book 4894, page 314, Davidson County, Tennessee, Register's Office.

Being the same property conveyed to Patti Jo Henry by Quitclaim Deed dated February 4, 2005 from Roger Wayne Henry, Sr., pursuant to the Divorce Decree entered by the Court in Patti Jo Henry v. Roger Wayne Henry, Sr., Fourth Circuit Court for the State of Tennessee, Davidson County, Case No. 03D-2227, of record in Instrument No. 20050207-0013727, said Register's Office. The said Patti Jo Henry having since conveyed her interest in the property to Patti Jo Sloan, by Quitclaim Deed dated April 5, 2005, and recorded April 13, 2005 in Instrument No. 20050413-0040889, said Register's Office.

unimproved

This is improved ✓ property, known as 220 Wiley Street, Madison, TN
(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 my hand this 15th day of November, 2005.

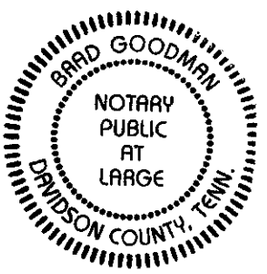
Patti Jo Sloan
Patti Jo Sloan

STATE OF TENNESSEE)

COUNTY OF Sumner)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patti Jo Sloan, unmarried, the 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 Hendersonville, Tennessee, this 15th day of November, 2005.



NOTARY PUBLIC

My Commission Expires: 11/24/07