6

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/02/05 09:47 2 pg
Fees:13.00 Taxes:462.50

20051202-0144890

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30TH DAY OF NOVEMBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 1/27/07

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 109 Kenner Avenue, Nashville, TN 37205

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Daniel	**REGIONS MORTGAGE**	61-4-110
(NAME)	(NAME)	
1122 Haysboro Avenue	**601 SCOURT**	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216	**MONTGOMERY, AL 36104**	
(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, Joyce Faye Murray F/K/A Joyce Faye Setters, Married, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas L. Daniel, and Natayla S. *, 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 the easterly 61 feet of Lot No. 10 and the westerly 8 feet of Lot No. 11 on the Map of Haysboro Estates, not of record, described as follows:

BEGINNING on the southerly margin of Haysboro Road at a point 122 feet west of the northwest corner of the property conveyed to W.J. Dodson and wife, by deed from Arcena R. Timberlake, et al, of record in Book 808, Page 183, Register's Office for Davidson County, Tennessee; thence with the southerly margin of said Road, westwardly 69 feet; thence southwardly 202.2 feet; thence easterly 69 feet; thence northwardly 202.2 feet to the beginning, more or less.

Being the same property conveyed to Joyce Faye Setters, unmarried, by Warranty Deed dated May 7, 1999, from Sherrie Lynn Baxter, unmarried, as of record in Book 11476, Page 160, Register's Office for Davidson County.

This conveyance is subject to any and all existing restrictions and easements of record.

Steve Murray joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property

unimproved ☐

This is improved ☒ property, known as 1122 Haysboro Avenue, Nashville, TN 37216

(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.

*Blaine, Husband and Wife

Witness my hand this 30th day of November, 2005.

Joyce Faye Murray

Steve Murray

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 Joyce Faye Murray and Steve Murray 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 purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 30th day of November, 2005.

Commission expires: May 28, 2006

Beth Triplett Notary Public

BETH TRIPLETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY