05-2134

WARRANTY DEED

JEANNA WEST
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires JULY 22, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 134,000.00
Paula Reed
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF November, 2005
Jeanna West
Notary Public
MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
American Title Company, Inc., 925 Industrial Drive, Old Hickory, TN 37138

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: Ln#651327903	MAP-PARCEL NUMBERS
Joanna Bazel (NAME)	First Community Mortgage, Inc. (NAME)	MAP 63-16-B
608 Granwood Blvd. (ADDRESS)	1610 South Church Street (ADDRESS)	PARCEL 96.00
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37130 (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, Jason Elliott Taylor and wife, Karla Michelle Taylor

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

Property located at: 608 Granwood Blvd, Davidson County, Old Hickory, TN 37138
AND:

Land in Davidson County, Tennessee, and being all of Lot No. 155, on the Plan of Hampton Park, as shown on survey and plat of same appearing of record in Book 6900, pages 550-552; amended in Book 8181, page 112, and in Book 8657, page 179; Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Jason Elliott Taylor and wife, Karla Michelle Taylor by deed dated 10-25-04, from Charles T. Beams and wife, Velma Beams, filed for record on 10-27-04, in Instrument No. 200410270129072, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles T. Beams and wife, Velda Beams, by deed dated 03-19-02, from Karla M. Beams, a single person, appearing of record in Instrument #200203260036715, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) all matters appearing on teh Plan of record in Plat Book 6900, page 550-552 and amended in Book 8181, page 112 and in book 8657, page 179, said Register's Office, including any restrictions ancillary thereto. (2) Restrictive covenants of record in Book 7351, page 852, Book 7431, page 204, Book 7451, page 739, book 8336, page 393 and in Book 8207, page 276 said Register's Office (3) zoning regulations; (4) taxes that have been assumed by the Grantee herein.

unimproved ( )
This is improved (X) property, known as 608 Granwood Blvd., Old Hickory, Tennessee 37138
(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 hand S this 21st day of November, 2005

Jason Elliott Taylor

Karla Michelle Taylor

Davidson County DEEDWARR
Recvd: 12/05/05 09:10 2 pg
Fees:13.00 Taxes:495.80
20051205-0145523

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 Jason Elliott Taylor and wife, Karla Michelle Taylor

the bargainor, 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 Old Hickory, Tennessee, this 21st day of November, 2005.

Commission expires

Notary Public

STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires JULY 22, 2009

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public