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WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/28/05 08:13 2 pgs
Fees:13.00 Taxes:344.10

20051228-0154707

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$93,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH **DAY OF DECEMBER, 2005.**

Notary Public

MY COMMISSION EXPIRES: XXXXXXXX 1/27/07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ESQUIRE TITLE & ESCROW, INC., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TARYN L. JEFFREYS	AMSOUTH BANK	**162-9-B-56CO**
(NAME)	(NAME)	
5600 COUNTRY DRIVE #305	315 DEADERICK STREET	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37211	NASHVILLE, TN 37237	
(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, **BEVERLY J. DILLON, a single person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TARYN L. JEFFREYS AND HUSBAND, CALEB D. JEFFREYS**, 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:

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING TOWNHOUSE NO. 305 IN HICKORY VALLEY CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME IN NASHVILLE, TENNESSEE, AS SHOWN ON THE 4TH REVISED SITE PLAN OF HICKORY VALLEY. PHASE 3, AS OF RECORD IN BOOK 5200, PAGE 131, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO BEVERLY J. DILLON, A SINGLE PERSON BY DEED FROM ANGELA J. WEST OF RECORD BOOK 8805, PAGE 186, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ☐

This is improved ☒ property, known as **5600 COUNTRY DRIVE #305, NASHVILLE, TN 37211**

(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 **27th day of December, 2005**.

Beverly J. Dillon

BEVERLY J. DILLON

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Before me, the undersigned, of State and County aforesaid, personally appeared **BEVERLY J. DILLON, a single person** with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the person who executed the foregoing instrument for the purpose therein contained, and that they executed the same as their free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this **27th day of December, 2005.**

Commission expires: **July 19, 2008**

JUSTIN TATUM Notary Public

