Davidson County DEEDWARR
Recvd: 01/18/06 15:03 2 pgs
Fees:13.00 Taxes:458.80

20060118-0006859

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP44382 FILE BOX "7"

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,000.00. Ching-Chun Jones
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of January, 2006. Alan L. Saturn
Notary Public
MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ching-Chun H. Jones	SAME AS NEW OWNER	102-4-87
5209 Michigan Avenue		
Nashville, TN, 37209		

FOR AND IN 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/WE,

Charles Walling and wife, Edith Walling

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

Ching-Chun H. Jones

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:

Being Lot No. 735, on the Plan of Charlotte Park, Section Twelve, as of record in Book 2900, Pages 127 and 128, Register's Office for said County.

Said Lot No. 735 fronts 75 feet on the easterly side of Premier Drive and runs back between lines, 150 feet on the northerly side and 157.1 feet on the southerly side, which is a broken line, to a line in the rear, measuring 50 feet thereon.

Being the same property conveyed to Charles Walling and wife, Edith Walling by deed from Martin E. Hatcher and wife, Brenda S. Hatcher of record in Book 11065, page 927, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 6519 Premier Drive, Nashville, TN 37209

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/our hand(s) this 17th day of January, 2006

Charles Walling
Charles Walling

Edith P. Walling
Edith Walling

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Charles Walling and wife, Edith Walling, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of January, 2006.

Alan L Saturn

Notary Public

My Commission Expires: 7/29/2006

