WARRANTY DEED

PLEASE RETURN TO:
SUPERIOR TITLE CO. INC.
110 CUDE LANE
MADISON, TN 37115

Davidson County DEEDWARR
Recvd: 03/15/06 11:01 2 pgs
Fees:13.00 Taxes:55.50

20060315-0029761

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Connie L. Jennings
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF MARCH, 2006.

Ernestine Noell
Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

ERNESTINE NOELL NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.
My Commission Expires 9-13-08

THIS INSTRUMENT WAS PREPARED BY
Superior Title Company, Inc., 110 Cude Lane, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Jennings	William Jennings	82-3-247
(NAME)	(NAME)	
100 Chesapeake Court	1108 Meridian Street	
(ADDRESS)	(ADDRESS)	
Lebanon, TN 37087	Nashville, TN 37207	
(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, Geraldine Black and Aljean Sweat and Deborah Wilson and Thomas Wilson and John Wilson and Dejuttia Osborne and Marolyn Osborne and William Wilson and Phillip Wilson and Veronica Bryant, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Jennings, 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. 159 on the plan of Benedict land Company's Subdivision of the Lindsley Tract, of record in Book 332, Page 40, Register's Office of Davidson County, Tennessee.

Property commonly known as 1108 Meridian Street, Nashville, TN 37207.

Being the same property conveyed to Ira Wilson and wife Mattie Wilson by deed from Cornelia A. Buck and Emma R. Buck, executed on November 9, 1973 and filed of record in Book 4764, Page 956, said Register's Office. Ira Wilson died in testate, vesting property entirely in Mattie Wilson. Mattie Wilson died in testate, leaving property to heirs, Dejuttia Osborne, Marolyn Osborne (children of Ira Lee Osborne, deceased), William Wilson, Phillip Wilson (children of Ira Mattie Wilson, deceased), Geraldine Black, Aljean Sweat, Deborah Wilson, Veronica Bryant (child of Leroy Wilson, deceased), Thomas Wilson and John Wilson.

unimproved ☒

This is improved ☐ property, known as 1108 Meridian Street, Nashville, TN 37207

(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 hands this 10th day of March, 2006.

Geraldine Black

Deborah Wilson

John Wilson

Marolyn Osborne

Phillip Wilson

Aljean Sweat

Thomas Wilson

Dejuttia Osborne

William Wilson

Veronica Bryant

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Geraldine Black, Aljean Sweat,Deborah Wilson, Thomas Wilson, John Wilson, Dejuttia Osborne, Marolyn Osborne, William Wilson, Phillip Wilson and Veronica Bryant, the within named Grantors with whom I am personally acquainted or proven to me on the basis of satisfactory evidence to have executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee this 10th day of March, 2006.

Commission expires:

ERNESTINE NOELL
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires 9-13-08

Notary Public