**SPECIAL WARRANTY DEED** **8944**

When recorded return to:
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, TN. 37203
Box 32

Davidson County DEEDWARR
Recvd: 06/09/06 14:13 2 pgs
Fees:13.00 Taxes:295.63

20060609-0068912

STATE OF **TENNESSEE**
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$79,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **8TH DAY OF JUNE, 2006.**

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

C.M. CORRIVEAU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR. 9 2009

**THIS INSTRUMENT WAS PREPARED BY**
**Guaranty Title and Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| **David Jones III** | David Jones, III | **119-02-0 092.00** |
| (NAME) **2108 Lyle Court** | (NAME) 6151 Brentwood Chase | |
| (ADDRESS) **Nashville, TN 37210** | (ADDRESS) Brentwood, TN. 37027 | |
| (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, **AmSouth Bank**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **David Jones III,** 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. **47** on the Plan of **Cunningham Heights**, of record in Plat Book **2331**, Page **76**, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to **AmSouth Bank** by deed of record in Instrument 20060213-0016919, Register's Office for **Davidson** County, Tennessee.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **2108 Lyle Court, Nashville, TN 37210**

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

"By accepting this Special Warranty Deed, Grantee acknowledges that he has had adequate opportunity to inspect the property conveyed herein as well as all improvements located thereon. Except as specifically set forth in this Special Warranty Deed this conveyance is made without warranty or representation, either express or implied and is on as "AS IS" and "WHERE IS" basis." And

GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 79,900

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 7 DAY OF June 20 06

Deputy Register

Witness **our hands** this **8th day of June, 2006**.

**AmSouth Bank**

**By:** _____
Mark Reiber, Vice President

**Attest:** _____
Debbie Smith, Relationship Manager

State of Alabama County of Jefferson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Mark Reiber, with whom I am personally acquainted ( or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Vice president of the Amsouth Bank, a corporation, and that he/she as such Vice president by signing the name of the corporation by himself/herself as Vice president

Witness my hand and seal at Birmingham, al, this 8th day of May, 2006.

Commission expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Jan 18, 2010
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Teresa D. Bonds
Notary Public

State of Alabama County of Jefferson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Debbie Smith, with whom I am personally acquainted ( or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the relationship mgr. of the Amsouth Bank, a corporation, and that he/she as such relationship manager by signing the name of the corporation by himself/herself as relationship manager

Witness my hand and seal at Birmingham al, this 8th day of May, 2006.

Commission expires:

Teresa D Bonds
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Jan 18, 2010
BONDED THRU NOTARY PUBLIC UNDERWRITERS