Davidson County DEEDWARR
Recvd: 06/14/06 11:11 3 pgs
Fees:18.00 Taxes:732.23

20060614-0070763

FOR RECORDING PURPOSES

File No. cr-la0126

File Box

COURTNEY PENNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANACTION IS $ 197,900.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE:
June 6, 2006

NOTARY PUBLIC

COMMISSION EXPIRES: 5-22-10

THIS INSTRUMENT PREPARED BY:	RETURN TO AFTER RECORDING:	
NAME: Thomas P. Lievois, Esq. 7740 Foster Road Clarkston, Michigan 48346	Jack Case Wilson Title Associates, LLC 7100 Executive Center DR., Suite 150 Brentwood, TN 37027	
K.S. ADDRESS NEW OWNERS(S) AS FOLLOWS: Herbert + Patricia + Danitra Jeff 705 Honey Grove Court Antioch, TN 37013	SEND TAX BILLS TO: New Owner(s)	MAP-PARCEL NUMBER: 162-16-0-D-091.00 CO

WARRANTY DEED

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,

Earnest D. Gettis and Paula J. Gettis, husband and wife

HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Herbert Jeff and wife, Patricia Jeff and Danitra Jeff, unmarried

HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO COVENANTS, CONDITIONS, EASEMENTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY OF RECORD, IF ANY.

THIS IS (XX)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

705 Honey Grove Court, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. 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.

WITNESS, this date: March 18, 2006

Earnest D. Gettis

Paula J. Gettis

Paula J. Gettis

(Individual Notary Acknowledgement)

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Earnest D. Gettis and Paula J. Gettis, husband and wife

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, TN on this 18 day of March, 2006.

Notary Public

SEAL

MELISSA LEE BURNETT
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-26-08

EXHIBIT "A"

Being Lot No. 69 on the Plan of Section Three, Honey Brook Subdivision, a Residential Planned Unit Development, of record in Plat Book 7900, Pages 379 and 380, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Earnest D. Gettis and Paula J. Gettis, husband and wife by Warranty Deed from Barry Construction Company, a Tennessee Corporation, dated May 28, 1993, of record in Book 8966, Page 784, Register's Office for Davidson County, Tennessee.

BEING the same premises which Barry Construction Company, a Tennessee Corporation by Deed dated 5/28/1993 and recorded 6/2/1993 in Davidson County, Tennessee in Deed Book Volume 8966 , Page 784 or Instrument No.