WARRANTY DEED

FILE BOX 19B
06-05-008-C

Davidson County DEEDWARR
Recvd: 06/19/06 12:49 2 pgs
Fees:13.00 Taxes:473.23
20060619-0072811

State of Tennessee)
County of Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 16th day of June, 2006

Notary Public

My Commission Expires: 3-30-10 (AFFIX SEAL)

CAROL A. CLAWSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY

Weiss & Weiss, Attorneys at Law, 761 Old Hickory Blvd., Suite 301, Brentwood, TN 37027

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
RACHEL A. CAGLEY, UNMARRIED and JERILL CAGLEY, UNMARRIED	New Owner	150-11
(NAME) 3360 Towneship Rd.	(NAME)	131.00
(ADDRESS) Antioch, TN 37013	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **SINA M. DONEY, UNMARRIED and RALPH B. DONEY, MARRIED**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **RACHEL A. CAGLEY, UNMARRIED and JERILL CAGLEY, 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:

LAND in Davidson County, Tennessee being Lot No. 286, on the plan of Towne Village of the Country, Section III , of record in Book 5200, Page 268 and 269, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 286 fronts 65 feet on the southerly margin of Towneship Road and extends back between parallel lines 145 feet to a dead line in the rear measuring 65 feet thereon.

BEING all the same property conveyed to SINA M. DONEY, UNMARRIED AND RALPH B. DONEY, MARRIED, by Deed from JASON W. STEPHENS AND KRISTIN A. STEPHENS, HUSBAND AND WIFE, of record in Instrument No. 20031020-0154838, Register's Office for Davidson County, Tennessee. The Said RALPH B. DONEY having since married PATRICIA A. DONEY.

THIS conveyance is subject to Restrictive Covenants of record in Book 5635, Page 545,said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

BEING unimproved ☐
Improved ☐ property known as: 3360 Towneship Rd., Antioch, TN, 37013.

(House Number) (Street) (City or Town) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors 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 successors 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 WHEREOF, our hand, this 9th day of ~~May~~ June, 2006.

Sina M. Doney
SINA M. DONEY

Ralph B Doney
RALPH B. DONEY

Patricia Doney
PATRICIA DONEY

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **SINA M. DONEY, UNMARRIED and RALPH B. DONEY, MARRIED**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 9th day of ~~May~~ June, 2006.

My Commission Expires: 03/31/07

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and Sate, the within named PATRICIA DONEY, MARRIED, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therin contained.

Witness my hand and official seal at Brentwood, Tennessee, This 12th day of JUNE, 2006

My Comission Expires: ~~03/31/07~~ 3-20-10

Carol A. Clawson
NOTARY PUBLIC

CAROL A. CLAWSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON