Davidson County DEEDWARR
Recvd: 07/10/06 15:05 2 pgs
Fees:13.00 Taxes:919.45
**20060710-0082641**

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
**$248,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF June, 2006. Carol A. Clawson

NOTARY PUBLIC:
MY COMMISSION EXPIRES: 3-20-10
(AFFIX SEAL)

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

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Elizabeth J. Jordan<br>910 14th Avenue South<br>Nashville, TN 37212 | NEW OWNER | Map 105-01<br>Parcel 51 |

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, we,

**Christine A. Barone n/k/a Christine Barone Lancaster and husband, Christopher A. Lancaster by and through Christine Barone Lancaster Attorney-in-Fact**

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

**Elizabeth J. Jordan and husband, Frank Jordan IV**

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 THE SOUTHERLY 20 FEET OF LOT 6 AND THE NORTHERLY 20 FEET OF LOT 7, CATRON HEIRS ADDITION OF RECORD IN BOOK 1, PAGE 132, CHANCERY COURT OF DAVIDSON COUNTY, TENNESSEE.

SAID PARCEL FRONTS 40 FEET ON THE EAST SIDE OF 14TH AVENUE SOUTH AND RUNS BACK 150 FEET BETWEEN PARALLEL LINES TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO CHRISTINE A. BARONE, UNMARRIED BY DEED FROM PETER B. BATARSEH AND WIFE, TAMARA S. BATARSEH, DATED MAY 29, 2003, AND OF RECORD IN BOOK INSTRUMENT NUMBER 20031215-0179166, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. CHRISTINE A. BARONE HAS SINCE MARRIED AND IS NOW KNOWN AS CHRISTINE BARONE LANCASTER. CHRISTOPHER A. LANCASTER JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY RIGHT, TITLE, AND INTEREST IN AND TO SAID PROPERTY WHICH HE MAY HAVE MARITAL OR OTHERWISE.

This conveyance is made subject to the following:

1) 2006 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 1, Page 132, Chancery Court of Davidson County, Tennessee.
3) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 910 14th Avenue South, Nashville, TN 37212
(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 hand(s) this 28th day of June, 2006.

Christine Barone Lancaster

Christopher A. Lancaster by Christine Barone Lancaster
Attorney-in-Fact By Christine Barone Lancaster
ATTY in fact

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Christine A. Barone n/k/a Christine Barone Lancaster, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of June, 2006

Amy Beth Elmore
NOTARY PUBLIC

AMY BETH ELMORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
My Commission Expires MAR. 22, 2008

My Commission Expires:

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 Christine Barone Lancaster, Attorney-in-Fact for Christopher A. Lancaster, the Bargainor, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained, and as Attorney-in-Fact on behalf Christopher A. Lancaster for the purposes therein contained.

20060710-0082640

WITNESS my hand and official seal this 28th day of June, 2006

Amy Beth Elmore
NOTARY PUBLIC

My Commission Expires:

AMY BETH ELMORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN
My Commission Expires MAR. 22, 2008

~~PLEASE RETURN TO:~~
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076