Davidson County DEEDWARR
Recvd: 07/25/06 08:26 2 pgs
Fees:13.00 Taxes:296.00

20060725-0089159

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP44793 FILE BOX "7"

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of July, 2006.

Notary Public

ALAN D. MAZER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV 22, 2009

COMMISSION EXPIRES: 5/22/10

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SHERRY M. MILLS-SCOTT	SAME AS NEW OWNER	90-12-336
6525 Buttercup Road		8DA 25824
Nashville, TN 37221		

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,

Velma O. Jennette, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Sherry M. Mills-Scott, Married

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. 25, on the Plan of Charlotte Park Annex, of record in Plat Book 3700, page 49, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Velma O. Jennette, Unmarried, by deed from Estate of Joseph Clay Fultz, by Debbie S. Fultz, Executrix, of record in Book 9889, page 881, Register's Office for Davidson County, Tennessee.

Power of Attorney recorded as Instrument Number 20060725-0089158, Register's Office for Davidson County, Tennessee authorizing Billie J. DeFord to act in behalf of Velma O. Jennette.

Unimproved ( )
This is improved (X) property known as 548 Annex Avenue, Nashville, TN 37209

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 my/our hand(s) this 19th day of July, 2006

X Velma O. Jennette by Billie J. DeFord A.I.F.
Velma O. Jennette, Unmarried
By: Billie J. DeFord, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 19th day of July, 2006, personally appeared Billie J. DeFord to me known to be the person who executed the foregoing instrument on behalf of Velma O. Jennette as Attorney in Fact, and acknowledged that Billie J. DeFord executed the same as the free act and deed of the said Velma O. Jennette.

Witness my hand and official seal this 19th day of July, 2006.

Notary Public

My Commission Expires: 5/22/10

