WARRANTY DEED

ROY C. FORNEY III NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY, TENN.

My Commission Expires AUG. 31, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A & R Title and Closing, Inc.
907 Rivergate Parkway Ste D-1
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tiffany Anne Hayes	Tiffany Anne Hayes	025 080 03900
(NAME) Same as Owner	(NAME) 210 Rosehill Drive	
(ADDRESS) Goodlettsville, TN 37072	(ADDRESS) Goodlettsville, TN 37072	
(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, Glenn Jamison Jr., and wife, Chandra Jamison, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tiffany Anne Hayes unmarried, 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:

SEE ATTACHED EXHIBIT A

unimproved ☐

This is improved ☒ property, known as 210 Rosehill Drive, Goodlettsville, TN 37072

(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 hands this 12th day of July, 2006.

Davidson County DEEDWARR
Recvd: 07/26/06 10:04 2 pgs
Fees:13.00 Taxes:684.50
20060726-0089970

Glenn Jamison Jr.

Chandra Jamison

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 Glenn Jamison Jr., and wife, Chandra Jamison to me known to be the person(s) described in and who executed the foregoing instrument, and who upon oath acknowledge that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee this 12th day of July, 2006.

Commission expires:

ROY C. FORNEY III NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY, TENN.

My Commission Expires AUG. 31, 2008

Notary Public

EXHIBIT A

Property commonly known as: 210 Rosehill Drive, Goodlettsville, TN. 37072 County of Davidson

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Property located at 210 Rosehill Drive, Goodlettsville, Davidson County, Tennessee 37072 AND:

Being Lot No. 99 on the plan of Ranchwood Estates, Section 1, as of record in Plat Book 2900, page 125, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Glenn Jamison, Jr. and wife Chandra Jamison by deed from Damien D Rogan dated 08/31/04 and filed of record in instrument number 200409070107517, said Register's Office.

mg
CJ