6

WARRANTY DEED

JUSTIN TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$99,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **28TH DAY OF JULY, 2006.**

Notary Public

MY COMMISSION EXPIRES: **July 19, 2008.**
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Esquire Title and Escrow, Inc., 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sean Hardman	**Taylor, Bean & Whitaker Mortgage**	**71-15-368**
(NAME)	(NAME)	
1211 Stockell Street	**1417 North Magnolia Avenue**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	**Ocala, FL 34475**	
(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, **Robert L. Beverly and Joan E. Beverly, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Sean Hardman**, 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(s) 130, as shown on the map entitled The Benedict Land company's Subdivision of the Lindsley Tract, of record in Plat Book 332, Page 40, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Robert L. Beverly and wife Joan E. Beverly, by deed from Benita Aibangbee, of record in Instrument No. 20060210-0016490 in the Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **1211 Stockell Street, Nashville, TN 37207**
(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 **28th day of July, 2006**.

Robert L. Beverly by Katrina Williams Attny in Fact
Robert L. Beverly
By: Katrina Williams, Attorney-in-Fact

Joan E. Beverly by Katrina Williams Attny in Fact
Joan E. Beverly
By: Katrina Williams, Attorney-in Fact

Davidson County DEEDWARR
Recvd: 08/04/06 14:16 2 pgs
Fees:13.00 Taxes:369.63
20060804-0095861

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Katrina Williams,** with whom I am personally acquainted, and who, has proved to me beyond satisfactory evidence to be acting as Attorney-in-Fact by Power of Attorney on behalf of **Robert L. Beverly**, and to be the person who executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this **28th day of July, 2006**.

Commission expires: **July 19, 2008**

Justin Tatum
Notary Public

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STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires July 19, 2008

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Before me, the undersigned Notary Public, of State and County aforesaid, personally **Katrina Williams,** with whom I am personally acquainted, and who, has proved to me beyond satisfactory evidence to be acting as Attorney-in-Fact by Power of Attorney on behalf of **Joan E. Beverly**, and to be the person who executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

Witness my hand and official seal at **Nashville**, Tennessee this **28th day of July, 2006**.

Commission expires: **July 19, 2008**

Justin Tatum
Notary Public

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