ADDRESS NEW OWNERS and
SEND TAX BILLS:
DAVID E. PENDERGRAST and wife,
REBECCA PENDERGRAST
238 Hidden Lake Rd
Hendersonville TN 37075

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
64 - 12 - 4

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FORTY SIX THOUSAND DOLLARS ($46,000.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, BUFORD ALLEN JONES, JR. and KAREN V. JONES, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to DAVID E. PENDERGRAST and wife, REBECCA PENDERGRAST, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Being Lot No. 274-B on the Plan of Sherwood Forest Subdivision, Section 4, as of record in Book 5200, Page 587, Register's Office for said County, to which plan reference is here made for a more complete and detailed description of said lot.

Being the same property conveyed to Buford Allen Jones, Jr. and Karen V. Jones by deed dated June 21, 1988 of record in Book 7583, Page 624, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 4754 Cascade Drive, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 08/09/06 13:41 2 pgs
Fees:13.00 Taxes:170.20
20060809-0098053

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on this 7 day of August, 2006.

BUFORD ALLEN JONES, JR.

KAREN V. JONES

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, BUFORD ALLEN JONES, JR. and KAREN V. JONES, the within named bargainors 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 at office this 7 day of August, 2006.

NOTARY PUBLIC

My Commission Expires:

10/24/09

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $46,000.00.

AFFIANT

Subscribed to and sworn before me, this the 7 day of August, 2006.

NOTARY PUBLIC

My Commission Expires:

10/24/09

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

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