WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/18/06 08:30 2 pgs
Fees:13.00 Taxes:515.72

20060818-0101805

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,383.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF AUGUST, 2006.

Notary Public

MY COMMISSION EXPIRES: October 26, 2008
(AFFIX SEAL)

SHANNA RAY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
1st Trust Title, Inc., 116 Lineberry Blvd., Ste. 200, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Home Lenders Trust, Inc.	Home Lenders Trust, Inc.	Map 83-14
(NAME) 1622 Boscobel Avenue	(NAME) 1305 8th Ave. So.	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Nashville, TN 37203	Parcel 295
(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, **Harold Jones and Michelle Jones, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Home Lenders Trust, Inc.**., 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:

Being the easterly 32.50 feet of Lot No. 341 on the Plan of Edgefield Land Company's second Subdivision of record in Plat Book 57, Page 152, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 32.5 feet on the easterly side of Boscobel Street and runs back between parallel lines along the westerly margin of an alley 122 feet to another in the rear.

Being the same property conveyed to Harold Jones and Michelle Jones, husband and wife, by Deed from Gary L. Drennen, unmarried, filed for record 09/01/04 as Instrument No. 20040901-0105583, Register's Office for Davidson County, Tennessee.

Subject to all matters as shown on plat of record in Plat Book 57, Page 152, Register's Office of Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1622 Boscobel Avenue, Nashville, TN 37206

(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 16th day of August, 2006.

Harold Jones

Michelle ~~Jones~~

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Harold Jones and Michelle Jones, husband and wife, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of August, 2006.

Commission expires: October 26, 2008



Shanna Ray Notary Public