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Davidson County DEEDWARR
Recvd: 11/22/06 13:58 2 pgs
Fees:13.00 Taxes:336.44

20061122-0145301

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$90,930.66**

Frances J. Henderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST **DAY OF NOVEMBER, 2006.**

Notary Public

MY COMMISSION EXPIRES: My Commission Expires JULY 19,2008
(AFFIX SEAL)

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl F. Henderson and Frances J. Henderson	Carl F. Henderson and Frances J. Henderson	**95-8-184**
(NAME) **2549 Hibbitts Road**	(NAME) 1001 Campbell Drive	
(ADDRESS) **Nashville, TN 37214**	(ADDRESS) Mt. Juliet, Tennessee 37122	
(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, **Amy K. Henderson, a single person**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Carl F. Henderson and Frances J. Henderson, husband and wife**, 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. 97 on the Plan of Woodberry Park Subdivision, as of record in Book 2133, page 117, 118, and 119, Register's Office for Davidson County, Tennessee.

Said Lot No. 97 fronts 105 feet on the south side of Hibbitts Drive and runs back between lines, measuring 144.4 feet on the east line and 148 feet on the west line, to the rear on which it measures 92 feet thereon.

Being the same property conveyed to Amy K. Henderson, a single person by Deed from Ronald G. Ervin and wife Lori A. Ervin of record in Instrument No. 200001140004962, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as **2549 Hibbitts Road, Nashville, TN 37214**
(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 **my hand** this **21st day of November, 2006**.

Amy K. Henderson

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **Amy K. Henderson, a single person**, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the person whom executed the foregoing instrument for the purpose therein contained, and that she executed the same as her free act and deed

Witness my hand and official seal at **Nashville**, Tennessee this **21st day of November, 2006**.

Commission expires: My Commission Expires JULY [illegible]

Justin Tatum Notary Public