Davidson County DEEDWARR
Recvd: 01/16/07 12:24 2 pgs
Fees:13.00 Taxes:455.10

20070116-0006078

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$123,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF JANUARY 2007

Notary Public

MY COMMISSION EXPIRES: May 24th 2008
(AFFIX SEAL)

NOV. 14, 2009

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Suite 214, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Reed Scruggs	**First Horizon Home Loans** **1555 W. Walnut Hill Lane** **Ste 200** **Irving, TX 75038**	**71-3-89.00**
(ADDRESS) **118 Donald Street** **Nashville, TN 37207**	(ADDRESS)	
(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, I, **Barbara S. Bland a/k/a Barbara Bland Finneran** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **William Reed Scruggs, a single person** 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:
118 Donald Street, Nashville, TN 37207

Land in the Davidson County, Tennessee, being Lot No. 28 on the Plan of the C.L. Morris Subdivision, as of record in Book 1835, Page 116, 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 Barbara S. Bland by Warranty Deed from William D. Combs and wife, Ruby E. Combs dated 2/8/1984 and filed for record on 2/10/1984 in Book 6229, Page 889, Register's Office for Davidson County, Tennessee. Barbara S. Bland a/k/a Barbara Bland Finneran.

Unimproved ☐

This is improved **X** **118 Donald 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 11th day of January 2007

Barbara S. Bland

Barbara S. Bland

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Barbara S. Bland a/k/a Barbara Bland Finneran,** with whom I am personally acquainted and who upon ~~his~~ her oath acknowledged ~~himself~~ herself to be the person who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 11th day of January 2007

Commission expires: ~~May 24, 2008~~

~~Regina E. Johnson~~ Notary Public

DeLisa G. Rainey

