Davidson County DEEDWARR
Recvd: 03/09/07 10:09 2 pgs
Fees:13.00 Taxes:207.20
20070309-0029275

PICK-UP

Address New Owners:
J C Bernard Pickett
112 Edgewood Dr
Hendersonville, TN 37075

Map Parcel No:
81-15-262

Send Tax Bills to:
SAME

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I,

Talton Williams and wife, Araminta Williams

hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto

J C Bernard Pickett

hereinafter called the grantees, their heirs and assigns, the following described tract or parcel of Land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee described as being part of Lot No. 216 in Cradock & Wetmore Addition, of record in Book 21, page 41, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Said half of lot fronts 25 feet on the easterly side of Alberta Av and extends back 170 feet between parallel lines to an alley.

Being the same property conveyed to Talton Williams and wife, Araminta Williams by Lonnie D Greenlee and Derick R Clendening, by Deed of record instrument #20060828-0105675, R.O.D.C.

This is improved property known as: **1522 14th Av N, Nashville, TN 37208**

TO HAVE AND TO HOLD the said tract or parcel of land with 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 property 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 property to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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 28 day of February, 2007.

Talton Williams Araminta Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Talton Williams and wife, Araminta Williams , the bargainor(s), 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 purpose therein contained.

Witness my hand and official seal at Nashville, 'Tennessee, this 28th day of February 2007.

Commission expires 6-21-2009 Notary Public

TIMOTHY WESTERGARD
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $56,000.

AFFIANT

Subscribed and sworn to me this 28th day of February, 2007.

Commission expires 6-21-2009 Notary Public

TIMOTHY WESTERGARD
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

This instrument prepared by:
Araminta Williams
700 Craighead St #103
Nashville, TN 37204