Davidson County DEEDWARR
Recvd: 05/16/07 14:04 2 pgs
Fees:13.00 Taxes:888.00

20070516-0058696

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP45251

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $240,000.00.

Patty Parsons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of May, 2007.

Notary Public

MY COMMISSION EXPIRES: 03/12/11

KANDACE N. TOMES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires March 12, 2011

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick Moore		090
437 Capri Drive	New Owner	
Nashville, TN, 37209		
		090-150-0157.0

FOR AND IN 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/WE,

Jenny L. Atkinson, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Patrick Moore

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. 1169 on the Plan of Charlotte Park, Section 16, as of record in Book 3300, page 97, said Register's Office and more fully described in deed of record in Book 4904, page 132, Register's Office for said County.

Being the same property conveyed to Jenny L. Atkinson, unmarried, by deed from Hiram E. Robinson, Jr. and Billy Robinson, of record in Instrument Number 20010620-0065645, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 437 Capri Drive, Nashville, TN 37209

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.

Jenny L Atkinson by Ly Nhan Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 3rd day of May, 2007, personally appeared Troy Villager to me known to be the person who executed the foregoing instrument on behalf of Jenny L. Atkinson as Attorney in Fact, and acknowledged that Troy Villager executed the same as the free act and deed of the said Jenny L. Atkinson.

Witness my hand and official seal this 3rd day of May, 2007.

Notary Public

My Commission Expires: 7-24-10

JOHN GLEAVES
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.