Davidson County DEEDWARR
Recvd: 05/18/07 10:22 2 pgs
Fees:13.00 Taxes:55.50

20070518-0059518

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $15,000.00

Nicole Weatherspoon
Affiant

Subscribed and sworn to before me, this 11th day of May, 2007.

Notary Public
My commission expires: 01/15/08

JEAN K PETERSON NOTARY PUBLIC AT LARGE SUMNER COUNTY TN

06-0705-72712

Address of New Owner:	Send Tax Bills to:	Tax Information
Johnny Burroughs	Johnny Burroughs	081-11-0-519.00
1604 14th Avenue North	2409 Lloyd	
Nashville TN 37208	Nashville, TN 37218	

EXPIRES: JAN. 15, 2008

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Quantriss A. Hudson, now known as Quantriss A Hudson-Woods, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Johnny Burroughs and wife, Linda Burroughs, hereinafter called the Grantees, their successors 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 the southerly 33-1/3 feet of Lot No. 205, on the Plan of D. T. McGavock and Others Addition, of record in Book 21, Page 41, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Said part of Lot No. 205 fronts 33-1/3 feet on the easterly side of 14th Avenue North, formerly Albert Avenue, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Quantriss A. Hudson by deed from Albert P. Hudson, Jr., dated March 29, 1990, recorded March 30, 1990, of record in Book 8076, Page 489, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1604 14th Avenue North, Nashville, TN 37208

Quantriss A. Hudson and Quantriss A. Hudson-Woods being one in the same person.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 11th day of May, 2007.

Quantriss A Hudson-Woods

Quantriss A. Hudson- Woods

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Quantriss A. Hudson-Woods, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 11th day of May, 2007.

Jean K. Peterson

My Commission expires 01/15/08

JEAN K PETERSON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY TN

My Commission Expires Jan. 15, 2008