Davidson County DEEDWARR
Recvd: 06/04/07 15:58 2 pgs
Fees:13.00 Taxes:191.48
20070604-0066432

Name and Address of New Owner:

Deborah L. Williams
1812 15th Ave. N.
Nashville TN 37208

Send Tax Bills To:

Same

Prepared by:

Southeast Title
907 Rivergate Parkway S-B-1
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $51,750.00

Ken Carter
Affiant
Subscribed and sworn to before me on 05/31/07.

Notary Public

My Commission Expires:_____

Map & Parcel No.
81-70-268

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires
July 28, 2007

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Sheron L. Randolph, a single woman, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Deborah L. Williams, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Property commonly known as: 1812 15th Ave. North, Nashville, TN 37208
County of Davidson

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. 13 in Menees' Subdivision of Lot No. 8 of Thos. Woodard's Plan, as of record in Book 161, Page 44, R.O.D.C., Tennessee.

Said Lot No. 13 fronts fifty feet on the east side of Hutchinson Street (or Avenue) and runs back one hundred and sixteen (116) feet on the North line and 115 feet on the south line to a 14 foot alley.

Being the same property conveyed to Sheron L. Randolph, a single woman by deed from Bessie L. Brown, a married woman dated 06/28/04 and filed of record in Instrument No. 200407010078683, said Register's Office.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 1812 15th Ave. N., Nashville, TN 37208.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 05/31/07.

Sheron L. Randolph

Sheron L. Randolph

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Sheron L. Randolph, a single woman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this the 31st day of May, 2007.

Notary Public

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires July 28, 2007

My Commission Expires: