Davidson County DEEDWARR
Recvd: 08/06/07 08:38 2 pgs
Fees:13.00 Taxes:599.40

20070806-0093037

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR $162,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF JULY 2007.

Notary Public Regina E. Johnson

MY COMMISSION EXPIRES: 5/24/2008

(AFFIX SEAL)

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
Anthony Steven Walker and Ashli Danielle Walker	Churchill Mortgage Corp.	**102-3-27.00**
(NAME) **614 Galaxie Drive**		
(ADDRESS) **Nashville, Tennessee 37209**	(ADDRESS) 7161 Old Hickory Blvd. Ste 401 Brentwood, TN 37027	
(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 **Phyllis J. Sweat**, a single person HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Anthony Steven Walker and wife Ashli Danielle Walker,** 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:
614 Galaxie Drive, Nashville, Tennessee 37209

Land in Davidson County, Tennessee, being Lot No. 1046 on the Plan of Charlotte Park, Section XIV, as of record in Book 3300, Pages 29 and 30, Register's Office for Davidson County, Tennessee as follows:
Beginning at a point in the easterly margin of Comet Drive, which point is the common corner of Lots Nos. 1046 and 1047; thence southwardly 84.0 feet to a monument; thence around a curve to the east 39.3 feet to a monument; thence easterly 104.5 feet; thence northwardly 142.2 feet to a concrete monument; thence southwardly 148.9 feet to the point of beginning.

Being the same property conveyed to Phyllis J. Sweat, a single person by deed from Lillie G. Hubbbell, an unmarried woman and Patricia F. Gray, an unmarried woman dated 9/27/2001 and filed for record on 10/10/2001 in Instrument Number 20011010-0110346, Register's Office for Davidson County.

Unimproved ☐

This is improved ☒ property, known as **614 Galaxie Drive, Nashville, Tennessee 37209**

(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 31st day of July 2007

Phyllis J. Sweat

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Phyllis J. Sweat, a single person** with whom I am personally acquainted and who upon her oath acknowledged 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 31st day of July 2007.

My Commission Expires: May 24, 2008

Notary Public Regina E. Johnson

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.