This Instrument Prepared by:
Tamilyn S. Derryberry
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0711334
After Recording please return to:
Title Corporation of America
5115 Maryland Way, Brentwood TN 37027
File No.0711334

Davidson County DEEDWARR
Recvd: 11/16/07 10:24 2 pgs
Fees:13.00 Taxes:647.13

20071116-0134470

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater for this transfer is **$174,900.00**

Affiant

Notary Seal present, but cannot be reproduced.

Bill Garrett
Davidson County Register of Deeds

Subscribed and sworn to before me, this 15th day of November, 2007

Notary Public – Tamilyn Derryberry
My commission expires: May 2, 2010

Name and Address of New Owner:	**Send Tax Bills To:**	**Tax Information:**
Allison C. Reid 834 Hillwood Blvd, Nashville, Tennessee 37209-4232	USAA Federal Savings 65 Inwood Rd Rocky Hill, CT 06067	102 08 053.00

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, We, **Robert Emory Jackson and Sara Virginia Jackson husband and wife,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Allison C. Reid,** hereinafter called the Grantees, their heirs, successors and assigns, a certain tract or parcel of land in **DAVIDSON County, Tennessee,** described as follows; to-wit:

LAND in Davidson County, State of Tennessee, BEING Lot No. 54 on teh Plan of Horton Heights, Section VII, of record in Book 2133, Page 25, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Robert Emory Jackson and Sara Virginia Jackson from Linda A. Pick by Warranty Deed dated June 28, 2000 and recorded on July 7, 2000 of record in Instrument No. 200007070067380, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2007 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as
834 Hillwood Blvd, Nashville, Tennessee 37209-4232

Init SVJ Init RSJ

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

In witness, whereof, Robert Emory Jackson and Sara Virginia Jackson, sign this Warranty Deed on this the 15th day of November, 2007.

Robert Emory Jackson

Sara Virginia Jackson
Being one and the same as Ginny Jackson

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert Emory Jackson** and **Sara Virginia Jackson,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 15th day of November, 2007.

Tamilyn Derryberry
Notary Public

My Commission Expires:
May 2, 2010

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds