Davidson County DEEDWARR
Recvd: 04/16/08 10:48 2 pgs
Fees:13.00 Taxes:476.38
20080416-0038428

Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

JEANEAN H. HAGEN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $128,750.00

Affiant

Subscribed and sworn to before me, this 8th day of April, 2008.

Notary Public
My commission expires: 6/19/11

15-0803-151396

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Ruby Jean Jones	Same	050-16-O-A-039.00CO
400 E. Vailview Drive		
Nashville TN 37207		

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, Catherine M. Sherrill and husband, Frederick Sherrill, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Ruby Jean Jones and Carolyn L. Jones, as joint tenants with right of survivorship, 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 Lot No. 39, on the Plan of Skyline Village, of record in Instrument Number 20050418-0042718, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Catherine M. Sherrill and husband, Frederick Sherrill by deed from Affordable Housing Resources, dated March 21, 2006, recorded April 4, 2006, of record in Instrument Number 20060404-0037964, 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 400 E. Vailview Drive, Nashville, TN 37207, a/k/a 601 E. Vailview Court, Nashville, TN 37207.

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 8th day of April, 2008.

Catherine M. Sherrill

Frederick Sherrill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Catherine M. Sherrill and Frederick Sherrill, 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 Hermitage, TN, this 8th day of April, 2008.

State of Tennessee at Large

My Commission expires

05/03/2010

