398

File #2008102

Davidson County DEEDWARR
Recvd: 05/05/08 14:29 2 pgs
Fees:13.00 Taxes:919.45

20080505-0046195

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$248,500.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 2008.

Notary Public

MY COMMISSION EXPIRES: 5-24-2008

(AFFIX SEAL)

SANDI WILLEE IRONS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
StoneGate Title, LLC, Keith H. Solomon, 1897 General George Patton Dr. Ste. 108, Franklin, TN 37067

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Monte Jackson	SunTrust Mortgage, Inc.	Map 155-8-E
(NAME) 1221 Rockeford Drive	(NAME) 4000 Balmoral Dr. Ste 201	Parcel 17
(ADDRESS) Nashville, TN 37221	(ADDRESS) Huntsville, AL 35801	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **Anthony Owens and wife, Tammy L. Owens,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Monte Jackson and wife, Amy Jackson**, 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:

Land in Davidson County, Tennessee, being Lot No. 76 on the Plan of Final Plat of Bellevue Highlands, Phase 1, of record in Instrument No. 200008300085631 and Boundary Plat of record in Book 9700, Page 955, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Anthony Owens and wife, Tammy L. Owens by deed from The Jones Company Custom homes of Tennessee, Inc. of record in Book Instrument Number 20010517-0051272, Page , in the Register's Office for Davidson County, Tennessee, dated May 15, 2001.

This conveyance is subject to the following: Taxes for 2008, a lien, but not yet due and payable and subsequent years; Easement for Storm Water Detention of record in Book 11509, Page 615, By-Laws of record in Book 11592, page 707, and subject to all matters as shown on the Plan of record in Book 9700, page 955, all in the Register's Office for Davidson County, Tennessee..

Unimproved ()
This is improved (X) property, known as **1221 Rockeford Drive, Nashville, TN 37221**
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 30th day of April, 2008.

Anthony Owens

Tammy L. Owens

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public, personally appeared Anthony Owens and Tammy L. Owens, who are known to me or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this 30th day of April, 2008.

Notary Public

My Commission Expires October 10, 2009

My Commission expires:

(SEAL)

Mail After Recording To:

StoneGate Title, LLC
1897 General George Patton Dr. Ste. 108
Franklin, TN 37067