State of Tennessee
County of Rutherford

Davidson County DEEDWARR
Recvd: 07/07/08 14:56 2 pgs
Fees:13.00 Taxes:529.10
20080707-0069895

This actual consideration or value – whichever is greater- is **$143,000.00**

Affiant

Subscribed and sworn before me this 30th day of **June, 2008.**

Notary Public

My Commission Expires: 3-20-10

AMANDA HANELINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

This Instrument was prepared by:
Service Escrow & Title, Inc.
6001 Jackson Square Blvd. #700
Lavergne, Tennessee 37086

Address of New Owner(s)	Improved Property known as:	Send tax bills to:
HJL, L.P.	**222 June Drive**	**New Owner**
P.O. Box 140510	**Nashville, Tennessee 37214**	
Nashville, Tennessee 37214		
	Map 95-2, Parcel 99	

For and in consideration of the sum of Ten Dollars, Cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged,

CAROL CRESWELL-BETSCH, UNMARRIED,

Hereinafter called the Grantors(s), have this day bargained and sold, and by these presents do hereby transfer and convey unto

HJL, L.P.

Hereinafter called the Grantee(s) their successors and assigns, a certain parcel of land together with all tenements, hereditaments and appurtenances thereto located in **DAVIDSON** County, Tennessee, more particularly described as follows:

Being Lot No. 86, on the Plan of Walnut Grove Subdivision as of record in Book 2133, page 87, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Carol Creswell-Betsch, unmarried, by Deed from Andrea W. Imhof, unmarried, dated 10/01/2001 of record in Instrument No. 20011002-0105939, Register's Office for Davidson County, Tennessee.

Subject to any and all matters including but not limited to notes, easements, building setback lines, restrictions, and/or certifications as contained on the Plat of said Subdivision of record in Plat Book 2133, page 87, Register's Office for said County.

Subject to Covenants, Conditions, and Restrictions contained in Book 2271, page 541, Register's Office for said County.

Subject to Sanitary Sewers and Storm Drainage Easement of record in Book 4911, page 581, Register's Office for said county.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estates, title and interest thereto belonging to the said Grantee(s), their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 GRANTEE(S), their successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Executed this 30th day of June, 2008.

Carol Creswell-Betsch
Carol Creswell-Betsch

STATE OF Tennessee

COUNTY OF Rutherford

Personally appeared before me, the undersigned Notary Public, in and for said County and State, **Carol Creswell-Betsch,** the within named Grantor, with whom I am personally acquainted or who proved to me based upon satisfactory information and who acknowledged that **she** executed the within instrument for the purposes contained.

Witness my hand and official seal this 30th **day** of **June, 2008.**

My Commission Expires:

3-20-10

Amanda Haneline
Notary Public

