SPECIAL WARRANTY DEED

KAREN WINKLER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,000.00

Melissa S. Marinelli
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF October 2008

Karen Winkler
Notary Public

MY COMMISSION EXPIRES: 9/3/2012
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 10/24/08 11:14 2 pgs
Fees:13.00 Taxes:514.30

20081024-0106521

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency
3931 Gallatin Pike, Suite B
Nashville, TN 37216
615-782-8115

RT7429

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jenny Beadle	JENNY BEADLE	108-04-0-138.00/
(NAME) 816 Restover Court	(NAME) 816 RESTOVER COURT	
(ADDRESS)	(ADDRESS)	
Nashville TN 37214	NASHVILLE TN 37214	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, LaSalle Bank National Association as Trustee, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Jenny Beadle, AN UNMARRIED WOMAN

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 326 on the Plan of Larchwood, Section 6, as of record in Plat Book 6250, Page 235 (erroneously referenced as 325 on prior conveyance), Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Troy Meadows and wife Trinity Meadows by Warranty Deed from Charles M. Armstrong and wife, Sandra B. Armstrong, dated May 19, 2004 and recorded on May 2, 2004 in Instrument No. 20040602-0064732, Register's Office for Davidson County, Tennessee.

Said property being further conveyed to LaSalle Bank National Association as Trustee by Substitute Trustee's Deed from Laura A. Grifka, Substitute Trustee, dated July 10, 2008 and recorded on July 18, 2008 in Instrument No. 20080718-0073761, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record. 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 816 Restover Court Nashville 37214
(House Number, (Street) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Jenny Beadle, and his/her/their assigns, forever.

Said LaSalle Bank National Association as Trustee, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said LaSalle Bank National Association as Trustee., has executed this deed this 8th day of October, 2008

LaSalle Bank National Association as Trustee by Residential Funding Company, LLC, Attorney in Fact

By _____

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Jason Phillips, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Junior Officer of Residential Funding Company, LLC, the Attorney in Fact of said LaSalle Bank National Association as Trustee., the within named bargainor, and that he/she as such Junior Officer being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument Number 20071102-0129361 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 8th day of October, 2008

My Commission expires April 29, 2011

Notary Public

L. A. LANCASTER
Commission # 1735857
Notary Public - California
Riverside County
My Comm. Expires Apr 29, 2011

RETURN TO:

Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

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