Box 29

WARRANTY DEED

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 159,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October, 2008

Notary Public

MY COMMISSION EXPIRES: 11/22/10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory Attorney-At-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Jerrolds	Magna Bank	MAP & PARCEL
(NAME)	(NAME)	
511 Hanover Court	PO Box 17257	02602001800
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Mphs TN 38187-0257 (KR)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, Mary E. Lister

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Jerrolds and wife, Elizabeth Jerrolds

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:

Being Land in Davidson County, Tennessee, being Lot No. 335 on the Plan of Windsor Green, Phase II, Section III as shown on Plat of record in Plat Book 6900, Page 845, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Charles L. Lister and wife, Mary E. Lister by Warranty Deed from Ryan S. Hackett of record in Instrument Number 20040324-0033495, Register's Office for Davidson County, Tennessee. The said Charles L. Lister having since died.

THIS CONVEYANCE IS SUBJECT TO PROPERTY TAXES FOR THE YEAR 2009 AND SUBSEQUENT YEARS, ALSO SUBJECT TO Restrictive convenants of record in Book 6460, Page 929, Register's Office for Davidson County, Tennessee. Subject to the Plan of Windsor Green, Phase II, Section III, of record in Plat Book 6900, Page 845, Register's Office for Davidson County, Tennessee, which shows an owner's certificate, certain notes, easements and setback lines, if any, as may be set forth thereon. Charter as of record in Book 6396, Page 542 and Book 8192, Page 65, Register's Office for Davidson County, Tennessee. Sanitary Sewer Easement of record in Book 6117, Page 290, Register's Office for Davidson County, Tennessee. Water Main Dedication as of record in Book 8139, Page 569, Register's Office for Davidson County, Tennessee. Waterline Easement as of record in Book 4377, Page 94, Register's Office for Davidson County, Tennessee. TVA Easement as of record in Book 2487, Page 227 and Book 3067, Page 181, Register's Office for Davidson County, Tennessee. Quit Claim Deed to Home Owners Association for common area as of record in Book 7864, Page 369, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 511 Hanover Court, Goodlettsville, TN 37072
(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 we do covenant with the said GRANTEES that we 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 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 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 day of

Mary E. Lister

By: Lucy Mae Hicks, Attorney-in-Fact
Lucy Mae Hicks
Attorney-In-Fact

Davidson County DEEDWARR
Recvd: 11/04/08 15:02 2 pgs
Fees:13.00 Taxes:591.63
20081104-0109828

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary E. Lister

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison _____, Tennessee, this _____ day of _____, _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public

State of Tennessee
County of Davidson

On this 31st day of October 2008, before me personally appeared Lucy Mae Hicks, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Mary E. Lister and acknowledged that she executed the same as the free act and deed of Mary E. Lister.

Witness my hand and official seal at Madison, Tennessee this 31st day of October 2008.

My Commission expires: 3/2/2010

Deanie L. Gregory
Notary Public

DEANIE L. GREGORY
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY