Davidson County DEEDWARR
Recvd: 11/12/08 16:47 2 pgs
Fees:13.00 Taxes:481.00
20081112-0112163

File Box 30

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $130,000.00

Subscribed and sworn before me this the 7th day of November, 2008.

(Affix Seal)

JENNIFER MARIE CROWELL STATE OF TENNESSEE NOTARY PUBLIC LEWIS COUNTY

Jennifer Marie Crowell
*NOTARY PUBLIC*
STATE OF TENNESSEE
My Commission Expires
April 19, 2010

Affiant

Jennifer Marie Crowell
Notary Public

# WARRANTY DEED

800485

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Ronald R. Runyeon
806 Boscobel Street
Nashville, TN 37206

Map 82-16, Parcel 337

Send tax bills to:
Ronald D Runyeon
NEW OWNER P.O. Box 90617
Nashville, TN 37209

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,

**Barbara Von Haberstroh, An Unmarried Woman**

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

**Ronald R. Runyeon**

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:

Land in Davidson County, Tennessee, being Lot No. 126 on the Plan of J.S. Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for said County.

Said Lot 126 fronts 50 feet on the southerly side of Boscobel Street and extends back 175 feet between parallel lines to an alley in the rear.

Being all of the property conveyed to Barbara E. Deaton by Deed of record in Book 5751, page 233; dated 5/29/81; said Register's Office.

The said Barbara E. Deaton has changed her name to Barbara Von Haberstroh by order in the chancery court for Davidson County, Tennessee, Docket No. 86-217-II.

Subject to taxes for the year 2008, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 806 Boscobel Street, Nashville, TN, 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, 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 unemcumbered, 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 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.

Subscribed and sworn before me this the 7th day of November, 2008.

Barbara Von Haberstroh

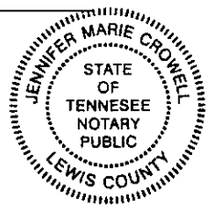
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Barbara Von Haberstroh, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of November, 2008.

Jennifer Marie Crowell
Notary Public

My commission expires:_____




Jennifer Marie Crowell
*NOTARY PUBLIC*
STATE OF TENNESSEE
My Commission Expires
April 19, 2010