STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November, 2008.

Notary Public
MY COMMISSION EXPIRES: 10-15-12
File No. G8-6679D

JENNIFER THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Davidson County DEEDWARR
Recvd: 12/04/08 12:51 2 pgs
Fees:13.00 Taxes:360.75
20081204-0117604

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Tommi L. Stephenson (NAME)	Tommi L. Stephenson (NAME)	83-1-109
1015 Sharpe Avenue (STREET ADDRESS	1015 Sharpe Avenue (STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37206 (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 HEREBYACKNOWLEDGED, WE, **Joanne Harrelson, Devisee of The Estate of Lucille R. Tatum**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tommi L. Stephenson**, 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 the easterly 49 feet 4 inches of Lot No. 41 on the plan of JONES AND BRADFORD SUBDIVISION, as shown by plat of record in Plat Book 161, Page 142, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said part of Lot No. 41 fronts 49 feet 4 inches on the northerly side of Sharpe Avenue and extends back between parallel lines 154-1/2 feet to an alley.

Being the same property conveyed to David. E. Tatum and Lucille R. Tatum, husband and wife from Walker J. Fleming, Sr., a widower, by Deed dated September 20, 2001, vesting sole ownership in Lucille R. Tatum as surviving tenant by the entirety.

The said Lucille R. Tatum has since died testate on July 30, 2006. Pursuant to the terms of her Last Will and Testament dated October 7, 2002, recorded in the Probate Court for Davidson County, Docket No. 07P112, title to said property is vested in Joanne Harrelson as devisee and sole heir of the estate.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2008 taxes have been paid by the Grantor and have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 1015 Sharpe Avenue, Nashville, TN 37206.

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. Whenever 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/our hand(s) this 26th day of November, 2008.

JOANNE HARRELSON, DEVISEE OF THE
ESTATE OF LUCILLE R. TATUM

By: Joanne Harrelson Devisee
Joanne Harrelson, Devisee

November 26, 2008
Date

Joanne Harrelson Heir
Joanne Harrelson, Heir

STATE OF ~~Tennessee~~ Arizona

COUNTY OF ~~Davidson~~ Maricopa }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Joanne Harrelson, 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 26th day of November, 2008.

My Commission Expires: June 26, 2011

C Wright
Notary Public

OFFICIAL SEAL
CHRISTIAN WRIGHT
NOTARY PUBLIC - ARIZONA
MARICOPA COUNTY
My Commission Expires June 26, 2011

STATE OF ~~Tennessee~~ Arizona

COUNTY OF ~~Davidson~~ Maricopa }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Joanne Harrelson, Devisee for The Estate of Lucille R. Tatum, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Devisee of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 26th day of November, 2008.

My Commission Expires: June 26, 2011

C Wright
Notary Public

OFFICIAL SEAL
CHRISTIAN WRIGHT
NOTARY PUBLIC - ARIZONA
~~MARICOPA COUNTY~~
My Commission Expires June 26, 2011

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O. BOX 663
GALLATIN, TN 37066