WHEN RECORDED MAIL TO:

DIANA M. JONES
2445 DEER PATH
NASHVILLE, TN 37217

2132998

INSTRUMENT WAS PREPARED BY:
New Owner / Send Tax Bills To:
DIANA M. JONES
2445 DEER PATH
NASHVILLE, TN 37217

BILL GARRETT, Davidson County
T20090017296 DEEDWARR
Recvd: 03/16/09 10:02 3 pgs
Fees:17.00 Taxes:0.00

20090316-0023174

MAXIMUM PRINCIPAL INDEBTEDNESS for
Tennessee Recording Tax Purposes is $

FOR RECORDER'S USE ONLY

WARRANTY DEED

STATE OF Tennessee

COUNTY OF Davidson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 0 , which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

For good consideration, I (we) DIANA M. JONES AND SHAUN M. JONES, WIFE AND HUSBAND

hereby bargain, deed and convey to DIANA M. JONES, AN UNMARRIED WOMAN

the following described land in DAVIDSON county, free and clear with WARRANTY COVENANTS; to wit: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF
APN#149-04-0-57.00

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, against every person lawfuily claiming the same or any part thereof.



WITNESS the hands and seal of said Grantors this 23 day of February, 2009

Diana M. Jones
Grantor DIANA M. JONES

Shaun M. Jones
Grantor SHAUN M. JONES

Grantor

Grantor

Grantor

Grantor

Witness

Witness



STATE OF TENNESSEE
COUNTY OF Davidson } SS.

On this 23rd day of February 2009, before me personally appeared DIANA M. JONES AND SHAUN M. JONES, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he (they) executed the same as his (their) free act and deed.

(Seal)

Joseph Karovics
Notary Public Joseph Karovics
My Commission Expires: Jofl March 2010

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0

Diana M. Jones
Affiant

STATE OF TENNESSEE
COUNTY OF } SS.

Subscribed and sworn before me this 23rd day of February, 2009.

(Seal)

Joseph Karovics
Notary Public Joseph Karovics
My Commission Expires: Jofl March 2010



TN "TNWD2"



Form No. 3301 (6/00)
Short Form Commitment, EAGLE
ASP

ORDER NO: 5740341
FILE NO: 39200469
LENDER REF: 2132998

Exhibit "A"

The land referred to in this policy is situated in the **STATE OF TENNESSEE, COUNTY OF DAVIDSON, CITY OF NASHVILLE,** and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 389 ON THE PLAN OF EDGE-O-LAKE ESTATES, SECTION SIX, AS OF RECORD IN BOOK 3700, PAGES 15 AND 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

Being all of that certain property conveyed to DIANA M. JONES AND SHAUN M. JONES from WILLIAM D. GIBSON AND SENG GIBSON, by deed dated 09/15/06 and recorded 09/20/06 in Deed Book , Page 20060920-0116598 of official records.

| LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 389 ON THE PLAN OF EDGE-O-LAKE ESTATES, SECTION SIX, AS OF RECORD IN BOOK 3700, PAGES 15 AND 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO DIANA M. JONES AND SHAUN M. JONES FROM WILLIAM D. GIBSON AND SENG GIBSON, BY DEED DATED 09/15/06 AND RECORDED 09/20/06 IN DEED BOOK , PAGE 20060920-0116598 OF OFFICIAL RECORDS.

APN # 14904005700