

STATE OF TENNESSEE
COUNTY OF Davidson

09-4185

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 149,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June, 2009.

Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 3/15/10

THIS INSTRUMENT WAS PREPARED BY

Escrow Corporation, 142 South Birchwood Drive, Hendersonville, TN 37075

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Katherine M. Oshel	SunTrust Mortgage, Inc.	72-12-25
(NAME)	(NAME)	
1718A Hanover Road	401 Commerce Street, Ste 6100	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37216	Nashville, TN 37219	
(CITY) (STATE) (P.O. ZIP)	(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 HEREBY ACKNOWLEDGED, WE, Jim Sweeney Construction, Inc., a TN corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Katherine M. Oshel

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 Lot No. 82 on the Plan of Waters Place, of record in Book 332, page 136, Register's Office for Davidson County, Tennessee, further described as follows:

Said Lot No. 82 fronts 50.0 feet on the southerly margin of Hanover Avenue and runs back beween lines, measuring 150.0 feet to an alley, measuring 50 feet thereon.

Being part of the same property conveyed to Jim Sweeney Construction, Inc., a Tennessee corporation, by deed of record in Book 20080716-0072577, Register's Office for Davidson County, Tennessee.

This is improved property known as 1718A Hanover Road, Nashville, TN 37216

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 their hand s this 22nd day of June, 2009.

Jim Sweeney Construction, Inc.

Patricia M. Neely Secretary

BILL GARRETT, Davidson County
Trans:T20090041669 DEEDWARR
Recvd: 06/23/09 08:16 2 pgs
Fees:13.00 Taxes:554.82

20090623-0058170

09-4185

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Janis L. Duree, a Notary Public within and for the State and County aforesaid, personally appeared Patricia M. Neely and _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the Secretary and _____ respectively of the Jim Sweeney Construction, Inc. the within named bargainor, a corporation, and that (he / they) as such Secretary and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Patricia M. Neely as such Secretary and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at Nashville Tennessee on this the 22nd day of June, 2009

My commission expires 3/15/10

SUMNER COUNTY TENNESSEE NOTARY PUBLIC JANIS L. DUREE

Janis L. Duree
Notary Public Janis L. Duree

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named

Jim Sweeney Construction, Inc., a TN corporation

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of June, 2009

My commission expires 3/15/10

_____
Notary Public Janis L. Duree