BILL GARRETT, Davidson County
Trans:T20090065926 DEEDWARR
Recvd: 09/28/09 14:38 2 pgs
Fees:13.00 Taxes:521.70
20090928-0089950

THIS INSTRUMENT PREPARED BY:
The Title Shop, LLC
1612 Westgate Circle, Suite 213
Brentwood, Tennessee 37027
Office: 615.324.0423

FROM: Robert Earl Jones, Grantors
TO: John E. Mays and Joy R. Mays, Grantees

WARRANTY DEED

Address New Owner: Numbers	Send Tax Bills to:	Map/Parcel
John & Joy Mays 723 Robert Burns Drive Nashville, TN 37217	Same as Owner	120.05-0-012.00

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for the transfer is $141,000.00.

Affiant

Subscribed and sworn to before me this the 17th day of September 2009.

My commission expires: June 12, 2011

NOTARY PUBLIC

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, We, **Robert Earl Jones, unmarried**, hereinafter called the Grantors have bargained and sold, and by these presents do hereby convey, transfer, remise, release and relinquish unto **John E. Mays and wife, Joy R. Mays**, hereinafter called the Grantees, Grantees' heirs and assigns, all of Grantors' right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 216 on the Plan of Glengarry Park, Section 2, as of record in Book 2663, Page 124, Register's Office for Davidson County, Tennessee.

Said Lot No. 216 fronts 94 feet on the northeasterly side of Robert Burns Drive and extends back 190.4 feet on the northwesterly line and 176.8 feet on the southeasterly line to a dead line in the rear measuring 111 feet thereon.

BEING the same property conveyed to Robert Earl Jones, unmarried, by warranty deed, recorded March 30, 2009 in Instrument No. 20090330-0028005, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants,

bylaws, restrictions, set back lines, declarations, rights-of-way and easements of record, (4) building restrictions, and (5) other matters of public record.

County and/or City taxes for the year 2009, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying his prorata share thereof to Grantees who will be responsible for payment of said taxes.

The above-described property is improved property known as: 723 Robert Burns Drive, Nashville, Tennessee 37217.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land, together with all appurtenances, estate, title, hereditaments and interest thereunto belonging to said Grantees, their heirs, successors and assigns in fee simple forever.

Grantors covenant that Grantors are lawfully seized and possessed of said land in fee simple; have full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and, Grantors further covenant and bind ourselves, our heirs and representatives to forever warrant and 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 grades.

IN WITNESS WHEREOF, Grantors have caused this instrument to be executed on this 17TH day of SEPTEMBER, 2009.

"GRANTORS"

Robert Earl Jones

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared, the within named Robert Earl Jones, the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at FRANKLIN, Tennessee this 17TH day of SEPTEMBER, 2009.

My commission expires: JUNE 12, 2011

Notary Public

{Seal}

NOTARY PUBLIC AT LARGE