File Box 30

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $5,000.00

Subscribed and sworn before me this the 1st day of Octoboer, 2009.

Affiant

(Affix Seal)

SELINA KNIGHT
*NOTARY PUBLIC*
STATE OF TENNESSEE
My Commission Expires
May 2, 2011

Notary Public

# WARRANTY DEED

900953

This instrument prepared by:

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

Address of new owner:
Jerry Wayne Overstreet
Theresa Overstreet
117 Valeria Street
Nashville, TN 37210

Send tax bills to:
Jerry Wayne Overstreet
Theresa Overstreet
114 Valeria Street
Nashville, TN 37210

Map 119-01-0, Parcel 486

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,

**Calvin Jones and Rachel Jones**

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

**Jerry Wayne Overstreet and Theresa Overstreet, Husband and Wife, as Joint Tenants with the right of survivorship**

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. 83 on the Map of Subdivision of Lots Nos. 7, 8, 9, 10 and parts of other lots in Cumberland Nurseries, as of record in Book 332, Page 36, Register's Office for said County.

Said Lot No. 83 fronts 50 feet on the southerly side of Valeria Street and runs back between parallel lines, with the easterly margin of an alley, 150 feet to an alley in the rear.

This conveyance is subject to any and all restrictions, easements, setback lines, conditions, plat of record, and emcumbrances of record in the Register's Office for the aforesaid County.

Being all of the same property conveyed to Calvin Jones and Rachel Jones by warranty deed dated May 13, 2005 from David Coleman and Jamie Coleman of record in Instrument No. 20050524-0058537, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2009, 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 UNIMPROVED PROPERTY KNOWN AS: 117 Valeria Street, Nashville, TN 37210

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.

BILL GARRETT, Davidson County
Trans:T20090068290 DEEDWARR
Recvd: 10/06/09 15:29 2 pgs
Fees:13.00 Taxes:18.50
20091006-0093145

Subscribed and sworn before me this the 1st day of October, 2009.

Calvin Jones

Rachel Jones

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 Calvin Jones and Rachel Jones, 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 1st day of October, 2009.

My commission expires:_____

Notary Public

SELINA KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

SELINA KNIGHT
*NOTARY PUBLIC*
STATE OF TENNESSEE
My Commission Expires
May 2, 2011