ANGIE L. LAWLESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

R-FCR-09-0811

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $191,979.00

Carmen Coats
Affiant

Subscribed and sworn to before me this 30th DAY OF November, 2009.

Notary Public

MY COMMISSION EXPIRES: 11-22-2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephanie D. Hudacek	First State Bank	
811 McCarn Street	(NAME) 480 Oil Well Road, 2nd Floor	
(ADDRESS) Nashville, TN 37206	(ADDRESS) Jackson, TN 38305	83-7-59.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we WILLIAM K. EWING AND WIFE, CHERYL EWING, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto STEPHANIE D. HUDACEK, A SINGLE WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 29 OF ROBERT E. POWER'S SUBDIVISION, AS OF RECORD IN BOOK 421, PAGE 56, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 29 FRONTS 50 FEET ON THE WESTERLY SIDE OF MCCARN STREET AND RUNS BACK BETWEEN PARALLEL LINES 154 FEET TO AN ALLEY ON WHICH IT MEASURES 50 FEET.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM K. EWING AND WIFE, CHERYL EWING BY WARRANTY DEED FROM ALICE C. EWING, RECORDED ON THE 21ST DAY OF DECEMBER, 2006 IN INSTRUMENT NO. 20061221-0157364, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN PLAT BOOK 421, PAGE 56 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 811 McCarn Street, Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20090081150 DEEDWARR
Recvd: 12/01/09 14:52 2 pgs
Fees:13.00 Taxes:710.32
20091201-0109975

Witness my/our hand(s) this 30th day of November, 2009.

William K. Ewing

Cheryl Ewing

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William K. Ewing and Cheryl Ewing, the within named bargainor, 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 the 30th day of November, 2009.

Notary Public

My Commission Expires: 3-7-2011

(SEAL)

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903