BILL GARRETT, Davidson County
Trans:T20100022128 DEEDWARR
Recvd: 04/14/10 11:26 2 pgs
Fees:13.00 Taxes:888.00

20100414-0028125

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $240,000.00

Connie Lange
Affiant

Subscribed and sworn to before me, this 8TH DAY OF APRIL, 2010.

Darrell Lange
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DARRELL LANGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 10, 2012

THIS INSTRUMENT WAS PREPARED BY
Affordable Closings, LLC
5115 Maryland Way
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan P. DeBolt, married	Tim DeBolt (NAME)	103-3-253.00
124 49th Avenue North (ADDRESS)	5102 Elkins Ave (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37209 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Lucia Carvelli, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Susan P. DeBolt, married, hereinafter called the Grantees, 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. 6, BLOCK NO. 20 ON THE MAP OF SYLVAN PARK, AS OF RECORD IN BOOK 332, PAGE 104, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 6 FRONTS 60 FEET ON THE SOUTHERLY SIDE OF NEBRASKA, FORMERLY 8TH AVENUE, AND RUNS BACK ON PARALLEL LINES WITH THE EASTERLY MARGIN OF 49TH AVENUE NORTH, FORMERLY 8TH STREET, 160 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO LUCIA CARVELLI, UNMARRIED BY WARRANTY DEED FROM KATHERINE W. DAVIS, UNMARRIED, RECORDED ON THE 17TH DAY OF OCTOBER, 2005 IN INSTRUMENT NO. 20051017-0125068, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 124 49th Avenue North, Nashville, TN 37209
(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 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

WARRANTY DEED
(Continued)

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 my/our hand(s) this 5th day of April, 2010.

Lucia Carvelli

STATE OF Tennessee

COUNTY OF Davidson

I, Darrell Lange, a Notary Public of the County and State first above written, do hereby certify that Lucia Carvelli personally appeared before me this 5th day of April, 2010, and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 5th day of April, 2010.

Notary Public

My Commission Expires:

(SEAL)

DARRELL LANGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 10, 2012

RETURN TO:
Affordable Closings, LLC
5115 Maryland Way
Brentwood, TN 37027