Davidson County DEEDWARR
Recvd: 06/29/10 12:41 2 pgs
Fees:13.00 Taxes:462.50
20100629-0050720

WARRANTY DEED

R-VRE-10-0255

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Affiant

Subscribed and sworn to before me, this 25th DAY OF June, 2010.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

MY COMMISSION EXPIRES: JULY 24, 2011

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Alan K. Hale	Alan K. Hale	
255 Wilowen Drive	(NAME) 4712 Hessey Road	
(ADDRESS) Nashville, TN 37210	(ADDRESS) Mt. Juliet, TN 37122	95-5-58.00
(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 BETTYE L. CARR, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ALAN K. HALE AND WIFE, NANCY J. HALE , 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:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 87 ON THE PLAN OF CREEKSIDE HEIGHTS, OF RECORD IN BOOK 2663, PAGES 114 AND 115, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 87 FRONTS 110 FEET ON THE EAST OF WILOWEN DRIVE AND RUNS BACK BETWEEN PARALLEL LINES 300 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM A. CARR AND WIFE, BETTYE L. CARR BY WARRANTY DEED FROM CARL BATSON, INC., RECORDED ON THE 8TH DAY OF SEPTEMBER, 1959 IN DEED BOOK 2959, PAGE 9, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. SAID WILLIAM A. CARR NOW DECEASED(Tennessee Department of Health Certificate of Death #0404940, dated September 15, 2004).

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2010 AND SUBSEQUENT YEARS, ALL MATTERS SET FORTH IN THE PLAT OF RECORD IN PLAT BOOK 2663, PAGE 114 AND 115 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )
This is improved (X) property, known as 255 Wilowen Drive, Nashville, Tennessee 37210
(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.

Witness my/our hand(s) this 25th day of June, 2010.

Bettye L. Carr

Bettye L. Carr

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bettye L. Carr, 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 25th day of June, 2010.

Notary Public

My Commission Expires: 7-24-10

(SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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

CERTIFICATION
I, Justin Conn, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Justin Conn

State of Tennessee;County of Davidson
On this 28th day of June, 2010, personally appeared before me, Rebecca Waynick, a notary public for this county and state, Justin Conn, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca Waynick
My Commission Expires:

REBECCA WAYNICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

MY COMMISSION EXPIRES:
JULY 24, 2011