03

Realty Title

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20100070329 DEEDWARR
Recvd: 11/05/10 08:26 3 pgs
Fees:18.00 Taxes:457.32
20101105-0088741

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $123,600.00

Affiant

Subscribed and sworn to before me, this 15th day of October, 2010.

Notary Public
My commission expires: 02/11/13

03-1007-36618

Address of New Owner:	Send Tax Bills to:	Tax Information
Emmaly Carr	PrimeLending, a PlainsCapital	082-09-0 033.00
1306 7th Avenue North	18111 Preston Road, Suite 900	
Nashville TN 37208	Dallas, TX 75252	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sadie Hill, unmarried, Robert L. Williams and Michele B. Williams, Trustees, or their successors in trust, under the Robert L. Williams Revocable Living Trust, dated August 23, 2003 and any amendments thereto, and Robert L. Williams, Individually, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Emmaly Carr, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being the southerly half of Lot No. 19, on North Nashville Real Estate Company's Plan of record in Book 21, Page 105, Register's Office for said County.

Said part of Lot No. 19 fronts 30 feet on the easterly side of 7th Avenue, North and runs back between parallel lines, along the northerly margin of an alley, 172 feet, 6 inches, more or less to an alley in the rear on which it measures 30 feet.

Being the same property conveyed to Sadie Hill and Robert L. Williams, as to each an undivided one half interest, by deed from Allison M. Dawkins and wife, Betty Sue Dawkins, dated October 19, 1987, recorded October 22, 1987, in Book 7385, Page 355, Register's Office for Davidson County, Tennessee. Robert L. Williams having conveyed his interest in subject property to Robert L. Williams and Michelle B. Williams, Trustees, or their successors in trust, under the Robert L. Williams Revocable Living Trust, dated August 23, 2003 and any amendments thereto, by deed from Robert L. Williams, dated October 22, 2007, recorded October 28, 2008 of record in Instrument No. 20081028-0107399, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1306 7th Avenue North, Nashville, TN 37208

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 genders.

WITNESS my hand this 15th day of October, 2010.

Sadie Hill

Sadie Hill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sadie Hill and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 15th day of October, 2010.

~~Diane K. Mann~~ J. Andrew Wiley
State of Tennessee at Large

My Commission expires ~~02/11/13~~ 1/8/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

WITNESS my hand this 27th day of October, 2010.

X _____
Michelle B. Williams

(as) M. Chelle

X _____
Michele B. Williams, Trustee under the
Robert L. Williams Revocable Living Trust
Under agreement dated August 23, 2002

STATE OF Maryland

COUNTY OF Prince Georges

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Michelle B. Williams, individually and as Trustee under the Robert L. Williams Revocable Living Trust under agreement dated August 23, 2002, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument in the capacity and for the purposes therein contained.

27th Witness my hand and official seal at Silver Sp. (City) Md. (State), this 27th day of October, 2010.

_____
Notary Public at Large
My commission expires: 6/29/13

(Notary Seal)

NOTARY PUBLIC PRINCE GEORGE'S COUNTY, MD. Geri K. Perry