Return TO:
Foundation Title & Escrow, LLC
30 Burton Hills Blvd, Suite 175
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110034735 DEEDWARR
Recvd: 06/10/11 08:53 2 pgs
Fees:13.00 Taxes:468.05

20110610-0044452

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

The actual consideration or value, whichever is greater, for this transfer is $126,500.00

Affiant

Subscribed and sworn to before me, this 31st day of May, 2011.

Notary Public

My commission expires: 8.20.14

MELISSA J. BUTCHKO-TURECKI
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Comm. Expires August 20, 2014

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Brenda Kay Price	**New Owner**	**Map 119, Group 14-0, Parcel 006.00**
263 Collier Avenue		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Randall L. Jett and wife, Judy O. Jett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Brenda Kay Price , unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 Lot No. 29 on the Map of Woodbine Courts, block "E", not of record. Said Lot No. 29 fronts 75 feet on the South side of Collier Avenue and runs back between parallel line 155.6 feet to a dead line in the rear.

Being the same property conveyed to Randall L. Jett and wife, Judy O. Jett, by Warranty Deed, from Craig D. Dillingham and wife, Trecia M. Dillingham, of record in Book 11134, page 714, Dated September 25, 1998, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

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 is improved property known as 263 Collier Avenue, Nashville, TN 37211.

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 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 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 31st day of May, 2011.

Randall L. Jett by: A. Scott Hubbard Attorney in fact
Randall L. Jett by A. Scott Hubbard, Attorney in Fact

Judy D. Jett by: A. Scott Hubbard Attorney in fact
Judy O. Jett by A. Scott Hubbard, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared A. Scott Hubbard, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument on behalf of Randall L. Jett and Judy O. Jett for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for Randall L. Jett and Judy O. Jett, and is authorized by Randall L. Jett and Judy O. Jett to execute this instrument on their behalf.

This the 31st day of May, 2011.

My Commission Expires: March 18, 2014 Ashley S. Heath
Notary Public

File #: **110258SH**
RECORD & RETURN TO:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027