Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110066795 DEEDWARR
Recvd: 10/25/11 14:32 2 pgs
Fees:13.00 Taxes:560.55
20111025-0083024

39-B
File #11-1291

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Nathanael Wesley Ragan, and wife, Audrey Ragan,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Julie A. Williams, and Joseph A. Williams, wife & husband** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Being Lot No. 30 on the Plan of Section 2B Hunters Branch as shown on Plat of record in Plat Book 6900, Page 336 and 337, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Nathanael Wesley Ragan and wife, Audrey Ragan by Warranty Deed from Rhonda Baldwin, an unmarried person dated 10/14/05 of record in Inst. No. 20051017-0124454, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1329 Paulson Way, Antioch TN, 37013.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 21st day of October, 2011.

Nathanael Wesley Ragan

Audrey Ragan

State of Tennessee)
County of Davidson)

On this 21st day of October, 2011, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Nathanael Wesley Ragan and Audrey Ragan, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/20/

ANGELA Y. POSEY NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 151,500.00.

Affiant

Sworn and subscribed before me on this the 21st day of October, 2011.

Notary Public

My Commission Expires: 01/07/2013

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NEW OWNER:
Julie A. Williams
1329 Paulson Way
Antioch, TN 37013

RESPONSIBLE FOR TAX PAYMENT:
F+M Bank
50 Franklin Street
Clarksville, TN 37040

TAX MAP-PARCEL #:
172-08-0-A/30.00