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Davidson County DEEDWARR
Recvd: 03/05/12 08:50 4 pgs
Fees:23.00 Taxes:416.77
20120305-0018766

Document Prepared BY AND

WHEN RECORDED RETURN TO:
_Debra West, 2514 Lincoya Ct., Nashville, TN, 37214
_John Steele, 2426 Dundee Ln.,Nashville, TN 37214, ←SEND TAX BILLS TO

WARRANTY DEED

THE GRANTOR(S),

- Debra J West, a single person,
for and in consideration of: $112,641.00 grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- John & Edna Steele, 2426 Dundee Lane, Nashville, Davidson County, Tennessee, 37214,
the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 219 on the Plan of Sunset View, Section I as of record in Book 2331, pages 100 & 101, Register's Office for said County.

Said Lot No. 219 fronts 80 feet on the northerly side of Dundee Lane and runs back between lines 200.1 feet on the easterly side line and 210 feet on the westerly side line to a line at the rear measuring 78.4 feet thereon.

Being the same property conveyed to Debra Jean West by Quitclaim deed from Charles W. Davidson & wife Ethel M. Davidson, of record in Book 10330, Page 261 in the Register's Office for Davidson County, Tennessee.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 07312004500

Deed Drafted By: Debra J. West
2514 Lincoya Court
Nashville, Tennessee, 37214

Grantor Signatures:

DATED: March 2, 2012

Debra J West

Debra J West
2514 Lincoya Court
Nashville, Tennessee, 37214

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 2 day of March, 2012, before me personally appeared Debra J West, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

RON E. SWEENEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Ron E Sweeney
Notary Public

Title (and Rank)

My commission expires May 2, 2012

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $112,641.00.

Debra J West
Affiant
Affiant's Name: Debra D West

STATE OF TENNESSEE
County of DAVIDSON

ON this 2nd day of March, 2012, before me personally appeared DEBRA J. WEST, to me known to be the person described in and who executed the foregoing instrument and acknowledged that they executed same as their free act and deed.

GENE A. KING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Gene A King
Notary Public

Commission Expires
May 6, 2013

I, RON SWEENEY **, do hereby make oath that I am a licensed attorney and/or 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 documents executed and authenticated according to law. This document has been reviewed and approved by:**

Ron Sweeney
Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary for this County and State, RON SWEENEY **, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.**

Tammy D. Daniels
Notary Signature

MY COMMISSION EXPIRES: JAN. 6, 2014
Notary's Seal

