BILL GARRETT, Davidson County
Trans:T20120044422 DEEDWARR
Recvd: 06/15/12 13:10 2 pgs
Fees:13.00 Taxes:3.70
20120615-0052775

NEW OWNER IS AND SEND
SEND TAX BILLS TO:
~~**MR. & MRS. J. SCOTT SHERROD**~~
GLOBAL OUTREACH DEVELOPMENTS INTL.
401 Center St.
OLD HICKORY, TN 37138
MAP/PARCEL ~~**063088011300**~~ RS
063 08 0 113.00

THIS INSTRUMENT PREPARED BY
KELLY & SMITH
121/125 PUBLIC SQUARE
GALLATIN, TENNESSEE 37066

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **ONE THOUSAND AND NO/100 ($1,000.00) DOLLARS**, cash in hand paid, the receipt of which is hereby acknowledged, I, **BETTY JANE LINDSLEY**, have this day bargained and sold and by these presents do hereby transfer and convey unto **J. SCOTT SHERROD AND WIFE, ROSEMARY SHERROD**, their heirs and assigns, the following tract or parcel of land described as follows:

BEING Lot 21 in Block "P", as shown on a Map of the Hadley Bend City Subdivision of the Hulme Farm in the 4th Civil District of Davidson County, which Map is of record in Book 421, page 120, Register's Office for Davidson County, Tennessee.

BEING a part of the same property conveyed to Betty Jane Lindsley by deed from Sandra Manning, William Lindsley, Amelia Austin and Larry Alexander of record as Instrument 20100730-0059942, in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the above described tracts or parcels of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said GRANTEES, their heirs and assigns, in fee simple forever.

I COVENANT that I am lawfully seized and possessed of the above described tracts or parcels of land, that I have a good right to convey same, and that the same is unencumbered, EXCEPT for 2012 real estate taxes which are to be pro-rated and payment assumed by GRANTEES, applicable zoning and building regulations, and all visible easements.

I FURTHER COVENANT with the said GRANTEES and bind myself, my heirs and legal representatives, to warrant and forever defend the title to said tracts or parcels

of land, unto the said GRANTEES, their heirs and assigns, against all lawful claims of all persons whomsoever; EXCEPT as hereinabove set forth.

WITNESS my hand this the 13th day of April, 2012.

Betty Jane Lindsley
BETTY JANE LINDSLEY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BETTY JANE LINDSLEY, the bargainor, 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 for the purposes therein contained.

WITNESS my hand and official on this the 13th day of April, 2012.

NOTARY PUBLIC

MY COMMISSION EXPIRES: May 5, 2015

J. MICHAEL DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

OATH

STATE OF TENNESSEE

COUNTY DAVIDSON

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **$1,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me, this the 13 day of April, 2012.

NOTARY PUBLIC

MY COMMISSION EXPIRES: May 5, 2015

J. MICHAEL DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY