BILL GARRETT, Davidson County
Trans:T20120052992 DEEDWARR
Recvd: 07/18/12 14:53 2 pgs
Fees:13.00 Taxes:514.30

20120718-0063298

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,000.00

Nancy E. Carroll
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF JUNE, 2012.

Deborah J. Cohen
Notary Public

MY COMMISSION EXPIRES: May 5, 2015

(AFFIX SEAL)

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DEBRA DEVALK	NEW OWNER	162-05-0-261.00
(NAME)	(NAME)	
329 EULALA CIRCLE		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, WILLIAM K. CARROLL AND WIFE, NANCY E. CARROLL,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DEBRA DEVALK,** HEREINAFTER CALLED THE GRANTEE, HER 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. 138 on the Plan of Hickory Valley Subdivision, Section 3, of record in Plat Book 4460, page 86, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to William K. Carroll and Nancy E. Carroll, as husband and wife, from The Secretary of Housing and Urban Development of Washington, D.C. by deed dated September 21, 2011 of record in Instrument No. 20110922-0073450, Register's Office for Davidson County, Tennessee. Further, being the same property conveyed to Green Haven Home Solutions LLC, a Tennessee limited liability company, by quitclaim deed dated November 14, 2011 of record as Instrument No. 20111115-0089234, said Register's Office and then being further conveyed to William K. Carroll and wife, Nancy E. Carroll from Green Haven Home Solutions LLC, a Tennessee limited liability company, by quitclaim deed dated March 22, 2012 of record as Instrument No. 20120323-0024917, said Register's Office.

This conveyance is subject to matters shown on the Plan of record in Book 4460, page 86, Restrictions of record in Book 4604, page 526 and any and all other easements, restrictions and conditions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as 329 EULALA CIRCLE, NASHVILLE, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with 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 our hand(s) this 28th day of June, 2012.

WILLIAM K. CARROLL

NANCY E. CARROLL

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 **William K. Carroll and Nancy E. Carroll,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of June, 2012.

My commission expires: May 5, 2015

Notary Public

