RECORD ~~AND RETURN TO~~;
TITLE PROFESSIONALS OF TENNESSEE, LLC
101 POINT EAST DRIVE
NASHVILLE, TENNESSEE 37216
FILE NO.: 1134

BILL GARRETT, Davidson County
Trans:T20120098347 DEEDWARR
Recvd: 12/26/12 10:57 2 pgs
Fees:13.00 Taxes:436.97
20121226-0118556

WARRANTY DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$118,100.00.**

Ashley Salisbury
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF DECEMBER, 2012.

Connie J Buchanan
Notary Public

CONNIE J BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY TN

MY COMMISSION EXPIRES: 6/15/14

THIS INSTRUMENT WAS PREPARED BY
TITLE PROFESSIONALS OF TENNESSEE, LLC, 101 Point East Drive, Nashville, Tennessee 37216

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
JAQEELAH WILLIAMS **704 Laurent Street** **Nashville, TN 37206**	New Owner	**08208033000**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **We, LARRY D. EATON and wife, PRISCILLA E. EATON**

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JAQEELAH WILLIAMS, unmarried

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND in Davidson County, Tennessee, being the northerly 61 feet of Lots Nos. 9 and 10 of Block G on the Plan of Eastwood Addition, of record in Book 332, page 63, said Register's Office.

BEING the same property conveyed to Larry D. Eaton and wife, Priscilla E. Eaton by Quitclaim Deed from Stacey L. Dykes, formerly Lawrence, unmarried, of record in Instrument Number 20030821-0121294, Register's Office for Davidson County, Tennessee and being the same property conveyed to Stacey L. Lawrence, now Dykes, then married, by deed from Charles A. Lawrence, Sr., unmarried, of record in Book 10218, page 657, Register's Office for Davidson County, Tennessee.

This is improved property known as 704 Laurent Street, Nashville, Tennessee 37206

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 aid 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 this 14th day of December, 2012.

LARRY D. EATON

PRISCILLA E. EATON

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 LARRY D. EATON and wife, PRISCILLA E. EATON, the bargainors, 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 14th day of December, 2012.

NOTARY PUBLIC

My Commission Expires: 12/28/12

MARKA L. NETTLE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Return To:

FOUNDATION
TITLE AND ESCROW, LLC
2672 ~~1725~~ N. Mt. Juliet Rd., ~~Ste. C~~
Mt. Juliet, TN 37122