BILL GARRETT, Davidson County
Trans:T20130076882 DEEDWARR
Recvd: 09/05/13 10:37 2 pgs
Fees:13.00 Taxes:564.25
20130905-0093704

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Sumner TB

The actual consideration or value, whichever is greater, for this transfer is 152,500.00

Affiant

Subscribed and sworn to before me, this 29th day of August, 2013.

Notary Public

My commission expires: 8/23/16

LINDSEY G. BOSWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

**THIS INSTRUMENT WAS PREPARED BY**
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **DOYLE BROWN** | **NEW OWNER** | **09011002000** |
| **642 RIVER ROUGE DRIVE** | | |
| **NASHVILLE, TN 37209** | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**JACKIE D. JACKSON ET UX JOHNNIE GAYLE JACKSON**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**DOYLE BROWN**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING LOT NO. 610 ON THE PLAN OF CHARLOTTE PARK SUBDIVISION, SECTION 9, OF RECORD IN PLAT BOOK, 2900 PAGE 77, REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO JACKIE D. JACKSON ET UX JOHNNIE GAIL JACKSON BY WARRANTY DEED FROM BARBARA L. KILLINGSWORTH, UNMARRIED, DATED 05/30/1979 RECORDED ON 05/31/1979 IN BOOK 5442 PAGES 948-950 SAID REGISTER'S OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved ( X ) unimproved (_____) property known as 642 RIVER ROUGE DRIVE, NASHVILLE, TN 37209.

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 in 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 my/our hand(s) this 29th day of August, 2013.

Jackie D. Jackson
JACKIE D. JACKSON

Johnnie Gayle Jackson
JOHNNIE GAYLE JACKSON

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, a Notary Public of said County and State, JACKIE D. JACKSON and JOHNNIE GAYLE JACKSON, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of August, 2013.

Notary Public

My Commission Expires: 7-24-17