WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/15/14 07:57 5 pgs
Fees:28.00 Taxes:105.45
20140115-0003918

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$28,500.00.**

Affiant

Subscribed and sworn to before me this 13th day of January, 2014.

Notary Public
My Commission expires: 11-6-17
(Affix Seal)

DAVIDSON COUNTY NOTARY PUBLIC TENNESSEE STATE OF JENNIFER R. PIERCE

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Jeanette Castro	New Owner	14810004500
3910 Creekside Drive		
Nashville, Tn 37211	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Stephen Bridgewater Eatherly**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Jeanette Castro**, her heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 177 on the Plan of Locustwood, Section 5, of record in Book 2663, Page 43, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Steve B. Eatherly from James H. Matthews and wife, Wilma D. Matthews by Warranty Deed on June 3, 1986, of record in Book 6878, Page 296, Register's Office for Davidson County, Tennessee. Further conveyed to Shirley M. Eatherly from Steve B. Eatherly by QuitClaim Deed on August 8, 2007, of record in Instrument Number 20070810-0095748, Register's Office for Davidson County, Tennessee. Said Shirley M. Eatherly having since died intestate. Her heirs at law are described in an Affidavit of Heirship of record in Instrument Number 20140115-0003917 **, Register's Office for Davidson County, Tennessee.**

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2014 and subsequent years a lien, but not yet due and payable.
- Subject to all matters as shown on the Plan of record in Plat Book 2663, Page 43, Register's Office for Davidson County, Tennessee.

This is improved property known as: **3910 Creekside Drive, Nashville, TN 37211**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 hands this ~~December~~ 13th January, 2014 ~~, 2013.~~

Stephen Bridgewater Eatherly

Elizabeth Ann Capps

Johnny Arvel Overton

Justin Andrew Overton

Robert Benjamin Eatherly

Joyce Mary Eatherly

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Stephen Bridgewater Eatherly** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this ~~December~~ 13th January, 2014 ~~, 2013~~

My commission expires 11-6-17

Notary Public

JENNIFER R. PIERCE
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

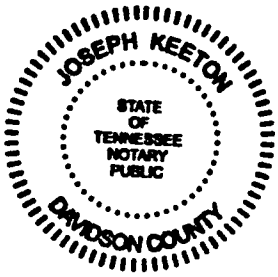
STATE OF TENNESSEE
COUNTY OF TN

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Elizabeth Ann Capps** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this December 16 2013

My commission expires Nov 3 2015

Notary Public



STATE OF TENNESSEE
COUNTY OF Wilson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Johnny Arvel Overton** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this December 23, 2013

My commission expires 8/27/2017

Notary Public



STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Justin Andrew Overton** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this December 26, 2013

My commission expires July 3, 2017

Notary Public



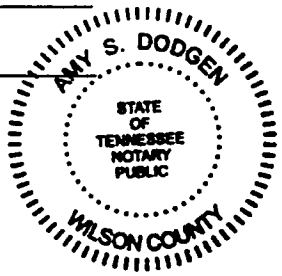
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Robert Benjamin Eatherly** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this December 16, 2013

My commission expires 4.27.15

Notary Public



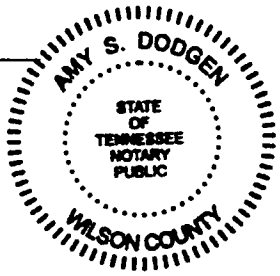
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Joyce Mary Eatherly** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this December 16, 2013

My commission expires 4.27.15

Notary Public



I, Andy Maloney, 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 document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 1-6-2015

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE