127.70

RERECORDING TO PLACE DOCUMENTS IN PROPER SEQUENCE

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $31,000.00.

Kimberly S Jarratt
Affiant

Sworn to and subscribed before me this 17th day of April, 2013.

ROBERT F. SPANN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: 5-20-14

BILL GARRETT, Davidson County
Trans:T20130033436 DEEDWARR
Recvd: 04/24/13 09:07 2 pgs
Fees:13.00 Taxes:114.70
20130424-0040509

BILL GARRETT, Davidson County
Trans:T20140003923 DEEDWARR
Recvd: 01/17/14 11:31 2 pgs
Fees:0.00 Taxes:0.00
20140117-0004843

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL
Mark Driver and		
Joan Oglesby	Same	08203007600
3698 Hwy. 49 East		
Charlotte, TN 37036		

RE-RECORD

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Katie Beasley**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Mark Driver and Joan Oglesby**, hereinafter called "Grantee", their heirs and assigns, forever, the following described property:

Land in Davidson County, Tennessee, being Lot No. 38 and the northerly five (5) feet of Lot No. 36 on the Plan of Shields, David and Horne's Addition, as of record in Book 57, page 86, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 38 and the northerly part of Lot No. 36 front together 45 feet on the westerly side of North Second Street, formerly Harris Street, and run back between parallel lines 145 feet, more or less, to an alley, also known as 844 North Second Street, Nashville, Tennessee.

Being the same property conveyed to Katie Beasley by deed from Johnny Burroughs and wife, Linda Burroughs, of record in Instrument No. 20130424-0040510 *, Register's Office for Davidson County, Tennessee. * Correction Re-Record # 20140117-0004842

User: THILL Print Date: 1/17/2014 10:47:40 AM Instr. No: 201304240040509 Page No: 1 of 2

I hereby certify that this is a true and correct copy of the original on file in the Davidson County Register of Deeds office as Instrument # 201304240040509.

BILL GARRETT, Register of Deeds

Tim Hill
Deputy Register **Jan 17, 2014**

REGISTER OF DEEDS BILL GARRETT DAVIDSON COUNTY, TENN.

The above-described property is not the place of usual residence of Grantor, herein

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, their heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, 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 hand this 17 day of, April, 2013.

Katie Beasley
KATIE BEASLEY

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, **Katie Beasley**, the Bargainer, 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 seal this 17 day of April, 2013.

NOTARY PUBLIC

ROBERT F. BANN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

My Commission Expires: 5-20-14