BOOK 10548 PG 816

**WARRANTY DEED**

**FROM:** Dorothy Sullivan

**TO:** Donald L. Loftis and Wife, Jessica L. Loftis

**********

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

The actual consideration or value, whichever is greater, for this transfer is $ 60,000.00 .

Donald L. Loftis
Affiant

Subscribed and sworn to before me this 30th day of July 1997.

My Commission Expires: 03-25-2000

Notary Public

**********

| NAME/ADDRESS NEW OWNER | SEND TAX BILLS TO: | MAP/PARCEL NUMBERS |
|---|---|---|
| Donald L. Loftis<br>816 Rodney Drive<br>Nashville, Tennessee 37205 | - Same - | Map 91-16<br>Parcel 158 |

**********

FOR AND IN CONSIDERATION OF the sum of ten dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Dorothy Sullivan, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents does transfer and convey unto Donald L. Loftis and wife, Jessica L. Loftis, hereinafter Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lots Nos. 117 and 119 of Block 19 on Plan No. 1, West Nashville, of record in Book 57, pages 74 and 75, Register's Office for said County.
>
> Said Lots Nos. 117 and 119 fronting 50 feet on the northerly side of Charlotte Avenue and run back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed to Robert G. Sullivan and wife, Ruby D. Sullivan by deed from Chlotele K. Lawson, of record in Book 4806, page 392, Register's Office for said County; the said Ruby D. Sullivan having predeceased Robert G. Sullivan and the said Robert G. Sullivan having since died intestate. An Affidavit of Heirship of record in Book 10262, page 998, Register's Office for said County, establishes Dorothy Sullivan as his sole heir at law.

THIS IS IMPROVED PROPERTY KNOWN AS 4208 CHARLOTTE AVENUE, NASHVILLE, TENNESSEE 37209

TO HAVE AND TO HOLD 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, I do covenant with the said Grantees that I am lawfully seised 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, I do further covenant and bind myself, my 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 hand this 30th day of July, 1997.

Dorothy Sullivan

Dorothy Sullivan

***********

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

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Dorothy Sullivan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and, who, upon oath, acknowledged herself to be the bargainor in the foregoing instrument; and, that she executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this the 30th day of July, 1997.

Ronald L. Stone

Notary Public

My Commission Expires: 03-25-2000

***********

This instrument prepared by: Ronald L. Stone
6th Floor, 211 Printers Alley
Nashville, Tennessee 37201

0773 07/30 0101 03CHECK 231.00

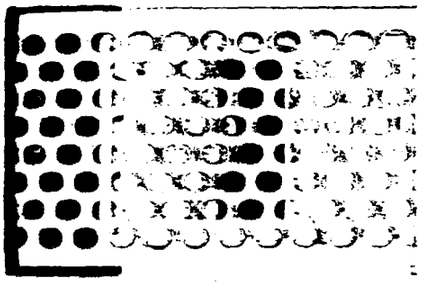
0331999

IDENTIFICATION

PICK-UP

97 JUL 30 PM 3:50

FELIX Z. REGISTER
DAVIDSON COUNTY, TN.



**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

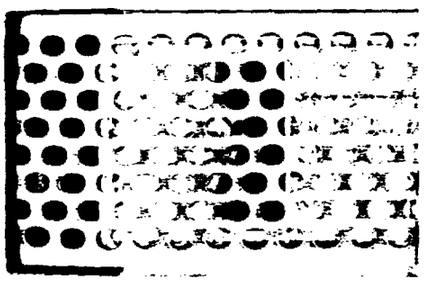
BOOK 10548 PG 818

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

CAMT 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 8.00
TOTAL 231.00
CHECK 231.00
07/30/97 01 15:54 0001 0773

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



0331999
IDENTIFICATION REFERENCE

97 JUL 30 PM 3:50
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

**No.** 1180418