WARRANTY DEED

BOOK 11215 PAGE 101

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 36,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF November, 1998

Notary Public

MY COMMISSION EXPIRES: April 22, 2002
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve DeLaney (NAME)	SAME (NAME)	MAP 105-12
334 Woodycrest Avenue (ADDRESS)	(ADDRESS)	PARCEL 36
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, J. B. Knight, Jr., married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steve DeLaney Modern Movers, LLC.

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:

Land in Davidson County, Tennessee, being the front part of Lot 132 on the Plan of Woodycrest, Section 2, as of record in Book 1835, page 56, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Woodycrest Avenue being the northeast corner of Lot 132; thence along the westerly margin of Woodycrest Avenue in a southerly direction 70 feet to a point; thence leaving the westerly margin of Woodycrest Avenue, along the line between lots 132 and 131 in a westerly direction 160 feet to a point; thence in a northerly direction 70 feet to a point; thence along the line between lots 132 and 133 in an easterly direction 160 feet to the point of beginning.

Being the same property conveyed to J. B. Knight, Jr., married by deed from Irwin A. Deutscher, Receiver for Tee Gee Realty Cororation, of record in Book 4992, page 976, Register's Office for Davidson County, Tennessee.

And I, Andrea L. Knight, wife of J. B. Knight, Jr., join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 334 Woodycrest Avenue, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 my/our hand s this 17th day of November, 1998

J. B. Knight, Jr.

Andrea L. Knight

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 J. B. Knight, Jr. and Andrea L. Knight

the bargainor S, 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 17th day of November 19 98

Commission expires April 22, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

Witness my hand and official seal at office at on this the day of 19 .

My commission expires

Notary Public

LARRYN WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

9978 11/20 0101 03CHECK 146.00

98 NOV 20 PM 3:59

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ▲ REFERENCE

051523

Warranty Deed from J. B. Knight, Jr., to Steve DeLaney.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 36500.00
CON TX 135.05
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 146.05
CHECK 146.05

11/20/98 01 16:01:0001 9978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0515323
IDENTIF. & REFERENCE

98 NOV 20 PM 3:59

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1375032