WARRANTY DEED

BOOK 11625 PAGE 983

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Michael T. Gerakios
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF August 19 99

Carla Adams
Notary Public

MY COMMISSION EXPIRES: 9/23/00
(AFFIX SEAL)

Mail
THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072
BASED UPON INFORMATION FURNISHED BY THE PARTIES

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael T. Gerakios (NAME)	SAME (NAME)	MAP 83-10
1610 McEwen Ave (ADDRESS)	(NAME)	PARCEL 30
Nashville TN 37206 (CITY) (STATE) (ZIP)	(ADDRESS) (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, Annie B. Norton, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael T. Gerakios and husband, Tonya L. Gerakios

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. 244, the northerly 5 feet of Lot No. 243 and the southerly 10 feet of the easterly 123.5 feet of Lot No. 245 on the Plan of McEwen Place, as of record in Book 332, page 133, Register's Office for said County, described as follows:
Beginning on the westerly margin of Rudolph Street 110 feet south of the southerly margin of McEwen Avenue; thence westwardly 123.5 feet to the northeast corner of the property conveyed to J. T. Bomar and wife by deed from W. Parker Clendening and wife of record in Book 1641, page 45, said Register's Office; thence with said Bomar's easterly line, southwardly 10 feet to Bomar's southeast corner; thence with said Bomar's southerly line, westerly 12 feet to the corner of Lots Nos. 244, 245, 252 and 253; thence southwardly 35 feet; thence eastwardly 135.5 feet to the westerly margin of Rudolph Street; thence with same northwardly 45 feet to the beginning.

Being the same property conveyed to Annie B. Norton by Deed of record in Book 11611, page 58, Register's Office for Davidson County, Tennessee.

MAIL ENV.

99 AUG 19 AM 10:32
BILL BARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
062615

unimproved ( )
This is improved (X) property, known as 414 Rudolph Street, Nashville, TN 37206
(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 hand this 6th day of August 19 99

Annie B. Norton
Annie B. Norton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11625 PAGE 984

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Annie B. Norton, Unmarried

the bargainor _____, 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 at GOODLETTSVILLE, Tennessee, this 6th day of August 19 99

Commission expires 9/23/00

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

B042 08/19 0101 03CHECK 270.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11625 PAGE 985

0626150
IDENTIF. # REFERENCE

99 AUG 19 AM 10:32

REGISTER
DAVIDSON COUNTY, TN.

			CAMT	70000.00
			CON TX	259.00
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	270.00
			CHECK	270.00
08/19/99	01	10:32	0001	8042

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1504075