This Instrument Was Prepared By:
Davis & Jordan, PC
5210 Maryland Way, #202
Brentwood, TN 37027

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99 SEP 30 PM 1:23
JILL GRAMLEY, REGISTER
DAVIDSON COUNTY, TN.

56 D

U0641208
IDENTIFICATION & REFERENCE

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee, the receipt of which is hereby acknowledged, we, Jerry W. Drake and wife, Sherry G. Drake, ("Grantor") have bargained and sold, and do hereby bargain, sell and convey unto ST. MARTIN PROPERTIES ONE, LLC, ("Grantee") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

Being a certain building site or lot designated as #7A, and further identified as Parcel #28 on Property Map No. 118-5-A, as shown on the Revised Plan of St. Martin Square, of record in Book 4460, page 186, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Jerry W. Drake and wife, Sherry G. Drake by Warranty Deed of Wilma J. Drake, unmarried, dated October 3, 1979, and of record in Book 5509, page 60, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property.

This property is known as 108 St. Martin Square, Nashville, TN 37204

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, its successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signatures of the Grantors this 24th day of September, 1999.

Jerry W. Drake
Jerry W. Drake

Sherry G. Drake
Sherry G. Drake

4170 09/30 0101 03CHECK 137.10

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING O
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVE

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

I, Notary Public in and for said county and state, do hereby certify that Jerry W. Drake and wife, Sherry G. Drake personally appeared before me and are known or proved to me to be the persons who being informed of the contents of the foregoing instrument have executed same and acknowledged said instrument to be their their free and voluntary act and deed and that they executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 24th day of September, 1999.

Notary Public

My Commission Expires: 1-27-2001

W. WILLIAM DAVIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 27, 2001

k :ality4 1stStar stmartin deed

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $33,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 24 day Of September, 1999.

Notary Public

Commission Expiration:

W. WILLIAM DAVIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires JAN 27 2001

RETURN TO:
W. William Davis
Davis & Jordan, PC
5210 Maryland Way, #202
Brentwood, TN 37027

SEND TAX BILLS TO:
New Owner
910 8th Avenue, South
Nashville, TN 37203

PROPERTY ADDRESS:
108 St. Martin Square
Nashville, TN 37204

MAP PARCEL NUMBER
118-5-A-28.CO

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

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0641208

IDENTIF. & REFERENCE

99 SEP 30 PM 1:23

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	33000.00
CON TX	122.10
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	137.10
CHECK	137.10

09/30/99 01 13:26 0001 4170

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1522074