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[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **29th** day of **November, 1999** between **MetropolitanHousingDevelopment Agency, ,** GRANTOR, and **Lula Mae Patton, unmarried, and Geraldine Jackson, unmarried, Joint Tenants with right of survivorship ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Land in Davidson County, Tennessee, being Lot No. 69 on the Map of L. H. Davis Subdivision of Lot No. 41 of Clifton Plan of Lots, of record in Book 57, page 100, Register's Office for said County.

Said Lot No. 69 fronts 50 feet on the westerly side of 42nd Avenue North and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to the within named grantors by deed of even date recorded simultaneously herewith.
Being the same property conveyed to Metropolitan Development and Housing Agency by Warranty Deed from L. A. Newman & Co., Inc. of record in Book 10194, page 842, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 57, page 100, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 1029 42nd Avenue North, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **29th** day of **November, 1999.**

MetropolitanHousingDevelopment Agency

Gerald Nicely Executive Director

99 DEC -1 PM 3:07
REGISTER
DAVIDSON COUNTY, TN.

0662826

7142 12/01 0101 03CHECK 270.00

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Gerald Nicely with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the Executive Director of the MDHA, and that he/she as such Executive Director executed the foregoing instrument for the purpose therein contained by signing the name of MDHA by him/her self as Executive Director. Witness my hand and official seal this 29th day of November, 1999.

Dean Mikle
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-29-2001

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $70000

Affiant

Subscribed and sworn before me this 29th day of November, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

BETH PICCIONE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
My Commission Expires Nov 30 2002

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Lula Mae Patton
1029 42nd Avenue North
Nashville, Tennessee 37209

Send Tax Bills to:
Capital Bank & Trust Company
1820 West End Avenue
Nashville, Tennessee 37203

Map & Parcel Number:

Map 98-08-O Parcel 97

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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0662826

REFERENCE

99 DEC -1 PM 3:07

BILL GARRETT 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

12/01/99 01 15:08 0001 7142

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1544744