This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC (bsl)
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027
(615) 371-0800

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel No.
East Nashville Housing, LLC c/o Banc of America, CDC One Bank of America Plaza Nashville, TN 37239	Owner	82-07-42

Instr:20000214001455l Page: 1 OF 2
REC'D FOR REC 02/14/2000 10:03:29AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $34.41

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I hereby swear or affirm that the actual consideration or true value of this transfer whichever is greater, is $ 9,300.00 .

Affiant

Subscribed and sworn to before me this 10th day of February, 2000.

Notary Public

My Commission Expires:

July 15, 2001

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FOR AND IN CONSIDERATION OF Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Willie Pearl Taylor and husband, Bert W. Taylor, Jr.,** ("Grantors") by these presents do hereby transfer, sell and convey to East Nashville Housing, LLC, a Tennessee limited liability company, ("Grantee") its successors and assigns, a certain tract or parcel of real property located in Davidson County, State of Tennessee, and all improvements located thereon (such land and improvements are hereinafter collectively referred to as the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of V.S. Lindsley's Addition to Edgefield, now East Nashville, of record in Book 57, page 25, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description thereof.

Being the same property conveyed to Willie Pearl Jones by deed from Irene P. Long, of record in Book 4851, page 434, and further being the same property conveyed by Theodore Hudson, Trustee, to Willie Pearl Taylor and husband, Bert W. Taylor, Jr. by Quitclaim Deed to create an estate as tenants by the entirety, of record in Book 6057, page 733, Register's Office for Davidson County, Tennessee.

The said Willie Pearl Jones, and Willie Pearl Taylor are one and the same person.

(This is unimproved property known as 821 North 2nd Street, Nashville, TN)

This conveyance is subject to: (a) Property Taxes for 2000 and subsequent years to the Metropolitan Government of Nashville and Davidson County, Tennessee, not yet due and payable; (b) All matters of zoning and regulations of the appropriate governmental body along with easements of record and other easements and right of ways of public roads and utilities filed in instruments of public record, Register's Office for Davidson County, Tennessee.

For the same consideration, Grantors hereby transfer to Grantee all of Grantors' right, title and interest (if any) in and to the rights and appurtenances pertaining solely to the Property, including any right, title and interest of Grantors in and to all oil, gas and other mineral rights and in and to the centerline of adjacent roads, streets, alleys or rights-of-way to the extent that the same relate to the Property.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors and assigns forever, subject to any exceptions set forth herein, and the Grantors do hereby covenant with Grantee that they are lawfully seized and possessed of the said land in fee simple, has a good right to convey it, and the same is unencumbered except for those matters herein mentioned.

AND the Grantors do further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said real property to the said Grantee and its successors and assigns, against the lawful claims of all persons whomsoever lawfully claiming or to claim the same, or any part thereof.

IN WITNESS WHEREOF, I have hereunto set my hand to be effective as of the 10th day of February, 2000.

GRANTORS:

Willie Pearl Taylor
WILLIE PEARL TAYLOR

Bert W. Taylor Jr.
BERT W. TAYLOR, JR.

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Barbara S. Lamb, a Notary Public in and for said county and state, the within named **Willie Pearl Taylor and Bert W. Taylor, Jr.**, with whom I am personally acquainted and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office on this 10th day of February, 2000.

My Commission Expires:

July 15, 2001

Barbara S. Lamb
Notary Public

BARBARA S. LAMB NOTARY PUBLIC WILLIAMSON CO. TENN.