RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 38691 FILE BOX "7"

Instr:200003140026025 Page: 1 OF 2
REC'D FOR REC 03/14/2000 8:55:14AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $92.50

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$25,000.00.**

X Ken Renales
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
13TH DAY OF MARCH, 2000.

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :
KEN RENALES
1100 Second Avenue, South
Nashville, Tennessee 37210

SEND TAX BILLS TO:
SAME
My Commission Expires MAR 15W 1905

MAP-PARCEL #
105-3-108

FOR AND IN 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 **I, GEORGE DWAIN MITCHELL, A MARRIED PERSON**

H.EREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KEN RENALES**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOW TO-WIT:

BEING part of a four acre lot purchased of the University of Nashville, by John Corbitt, Deceased, beginning at the southerly corner of Second Ave., S., formily Market St. and Mallory St. thence southeasterly with the easterly margin of Second Ave., So. 37 ft. to the Northwest corner of a Lot once owned by N. C. Corbitt; thence at right angles easterly 185 ft. more or less to an alley; thence along said alley northeast 37 ft, to Mallory St, thence with Mallory St., westwardly 185 ft. more or less to the beginning.

BEING the same property conveyed to George Dwain Mitchell by deed from Dolores Phillips, single, of record in Book 11389, Page 192, Register's Office for Davidson County, Tennessee.

THIS IS INVESTMENT PROPERTY AND HAS NEVER BEEN THE RESIDENCE OF THE GRANTOR NOR HIS SPOUSE.

Unimproved ( )
This is improved (**X**) property, known as **1100 Second Avenue, South, Nashville, Tennessee 37210**
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.

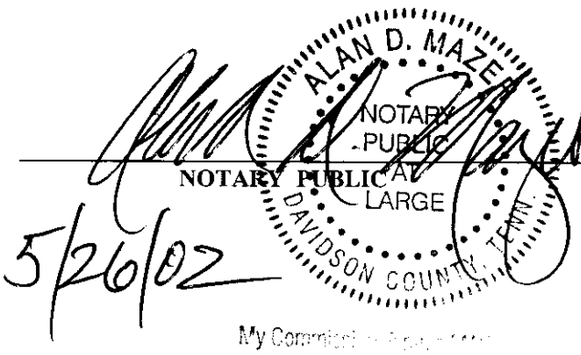
WITNESS my hand this 13TH DAY OF MARCH, 2000.

GEORGE DWAIN MITCHELL

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named **GEORGE DWAIN MITCHELL, A MARRIED PERSON**, the bargainors, 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 13TH day of March, 2000.



NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/26/02