THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
2123 Belcourt Avenue
Suite 104
Nashville, TN 37212

Instr:200003310032221 Page: 1 OF 2
REC'D FOR REC 03/31/2000 9:35:22AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $148.00

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL No.
Bessie P. Dotson **1027 College Avenue** **Nashville, TN 37209**	**SAME**	**091-01-060**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $40,000.00.

Affiant

Subscribed to and sworn before me this 28th day of March, 2000.

Notary Public

My Commission Expires: January 31, 2004

FOR AND IN CONSIDERATION of the sum of Forty Thousand Dollars ($40,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged ESQUE ROBERTS AND WIFE, DOROTHY JEAN ROBERTS, signing only as the wife of Esque Roberts to transfer any and all marital rights he may have in the property (collectively referred to herein as the "Grantor"), has this day bargained and sold, and does hereby transfer and convey unto BESSIE P. DOTSON (the "Grantee"), her heirs, legal representatives, successors and assigns, certain real estate located in Davidson County, Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Map of University Heights Subdivision, Section 2, as revised of record in Book 1424, page 122, Register's Office for said County.

Said Lot No. 13 fronts 55 feet on the west side of College Avenue and runs back between parallel lines 220 feet to a dead line.

Being the same property conveyed to ESQUE ROBERTS by deed from ELEANOR H. WINDER of record in Book 4154, page 671, Register's Office for Davidson County, Tennessee.

This is improved real property known as 1027 College Avenue, Nashville, TN 37209.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, her heirs, legal representatives, successors and assigns forever. We covenant with the said Grantee that we are lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her heirs, legal representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 30th day of March, 2000.

ESQUE ROBERTS

DOROTHY JEAN ROBERTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ESQUE ROBERTS and DOROTHY JEAN ROBERTS, the within named 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 office in Nashville, Davidson County, Tennessee, this 30th day of March, 2000.

Notary Public

My Commission Expires: January 31, 2004