Instr:200004060034771 Page: 1 OF 2
REC'D FOR REC 04/06/2000 11:08:55AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $492.10

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $133,000.00.

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

Affiant

My Commission Expires:

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires November 24, 2001

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
FIRST TITLE CORPORATION
15 CENTURY BOULEVARD
SUITE 101
NASHVILLE, TN 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
ORLANDO PENDER, JR. 913 35TH AVENUE, NORTH NASHVILLE, TENNESSEE 37209 MAP & PARCEL NO. 092-05-0/101.00	SAME

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

DOROTHY JEANNE LAWSON, UNMARRIED,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

ORLANDO PENDER, JR., UNMARRIED,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOTS 15 AND 16:

BEING Lots Nos. 15 and 16 of Block No. 36 on the map of Fisk University Place, as of record in Book 421, page 4, Register's Office for Davidson County, Tennessee.

Said Lots No. 15 and 16 front 25 feet each on the westerly side of 35th Avenue North and run back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Dorothy Jeanne Lawson, herein by Quitclaim Deed from Oscar R. Jackson, Jr., dated February 12, 1997, and recorded May 27, 1997, in Book 10467, Page 134, of the Register's Office for Davidson County, Tennessee.

LOT 17:

BEING Lot No. 17 on Block 36 on the Map of Fisk University Place, as of record in Book 421, pages 4 and 5, Register's Office for Davidson County, Tennessee, and being shown as a lot marked

"McKissack" on the Plan of College Hill Subdivision, Section V, as of record in Book 2900, page 42, said Register's Office.

Said Lot fronts 25 feet on the west side of 35th Avenue, North, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed unto Dorothy Jeanne Lawson, by Quitclaim Deed from Oscar R. Jackson, Jr., dated February 12, 1997, recorded May 27, 1997, in Book 10467, Page 134, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 913 35TH AVENUE, NORTH, NASHVILLE, TN 37209

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 28TH DAY OF MARCH, 2000.

Dorothy J. Lawson

DOROTHY JEANNE LAWSON

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 28th day of March, 2000, before me personally appeared DOROTHY JEANNE LAWSON, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.

My Commission Expires:

NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires
November 24, 2001

Notary Public

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WARRANTY DEED

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