WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Leon Mathis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
1st DAY OF May 2000

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE TENNESSEE

Instr:200005020043821 Page: 1 OF 2
REC'D FOR REC 05/02/2000 11:51:30AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $129.50

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LEON MATHIS (NAME)	SAME (NAME)	92-6-148
2914 CLARE AVENUE (ADDRESS)	(NAME) (ADDRESS)	11W-04415
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, RONNIE D. TAYLOR, the Heir at Law of OMER LEE TAYLOR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LEON MATHIS AND WIFE, LINDA F. MATHIS

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

LAND in DAVIDSON County, Tennessee, the westerly 36-1/2 feet of Lot No. 1 of Block No. 14, on the Map of FISK UNIVERSITY PLACE, of record in Book 421, pages 4 and 5, Register's Office for DAVIDSON County, Tennessee.

SAID part of Lot No. 1 fronts 36-1/2 feet on the northerly margin of CLARE STREET and extends back 116 feet, more or less, on the easterly and 116 feet on the westerly line, with the easterly margin of 30th Avenue North, formerly Garnet Street, to an alley measuring 36-1/2 feet thereon.

BEING the same property conveyed to HURAL TAYLOR AND WIFE, OMER LEE TAYLOR, by deed from J. M. Breckenridge and wife, Alice E. T. Breckenridge, of record in Book 1336, page 64, Register's Office for DAVIDSON County, Tennessee. The said HURAL TAYLOR having predeceased OMER LEE TAYLOR and OMER LEE TAYLOR having since died leaving as her heir at law, RONNIE D. TAYLOR.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

unimproved ( )
This is improved (X) property, known as 2914 CLARE AVENUE, NASHVILLE, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 1st day of May, 2000

Ronnie D. Taylor
RONNIE D. TAYLOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RONNIE D. TAYLOR

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 1st day of May, 2000.

Commission expires May 27, 2001

I. DYKE TATUM
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public