Instr:200005030044654 Page: 1 OF 2
REC'D FOR REC 05/03/2000 2:15:27PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $48.10

THIS INSTRUMENT PREPARED BY:
Mudter & Patterson
Attorneys-at-Law
2000 Richard Jones Road, #110
Nashville, Tennessee 37215

FILE: Box 9B
First Title and Escrow Company, Inc.

FTEC No. 17166

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $13,000.00

Affiant

Subscribed and sworn to before me, this ... of May, 2000.

Notary Public

My Commission Expires: 11/29/03

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
EAST NASHVILLE HOUSING, INC.	NEW OWNER	MAP 82-7
414 Union St., 6th Floor		PARCEL 237
Nashville, Tennessee 37203		FB# 20W15030

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, VINCENT RANSOM, UNMARRIED, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to EAST NASHVILLE HOUSING, INC., A TENNESSEE CORPORATION, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Wherever used, this singular shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 1st day of May, 2000.

Vincent X Ransom
VINCENT RANSOM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, VINCENT RANSOM, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of May, 2000.

My Commission Expires: 11/29/03

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

BEGINNING at the southeast intersection of North 2nd Street and Grace Avenue, formerly Josephine Street, thence with the margin of North 2nd Street, southerly 46 2/7 feet to a point; thence at right angles easterly 150 feet to a point in the westerly margin of an alley; thence with the westerly margin of said alley northerly 46 2/7 feet to the southerly margin of Grace Avenue; thence with the margin of the same westerly 150 feet to the point of beginning.

Being the same property conveyed to Vincent K. Ransom, a single person by deed from PTP Investments, Inc. of record in Book 5895, page 334, said Register's Office.

This conveyance is made subject to 2000 Taxes, which have been prorated and assumed by the Grantee.