Instr:200005170049526 Page: 1 OF 2
REC'D FOR REC 05/17/2000 10:27:55AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $55.50

PICK-UP

This instrument was prepared by:

Robert M. Conley
105 Duling Avenue
Madison, Tennessee 37115

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 15,000.00

Robert Conley
Affiant (Agent for Grantee)

Subscribed and sworn to me this 16th day of May, 2000.

Lucy H. Pride
Notary Public
My commission expires: My Commission Expires MAY 27, 2001

LUCY H. PRIDE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Conley Construction Company, LLC 105 Duling Avenue Madison, TN 37115	(same)	083-13-050

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Henry F. Todd, hereinafter called Grantor, has bargained and sold, and by these presents does transfer and convey unto Conley Construction Company, LLC, hereinafter called the Grantee, its successors and/or assigns, a certain tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 1 in Spring Park Plan, according to the Plan of record in Book 57, page 134, Register's Office for said County.

Said part of Lot No. 1 beginning at the northeast corner of Fatherland Street and 13th Street, formerly Ann Street, and running northwardly along the eastern margin of 13th Street, formerly Ann Street, 50 feet to a point; thence eastwardly

160 feet to a point; thence southwardly parallel with 13th Street, formerly Ann Street, 50 feet to the northerly margin of Fatherland Street; thence westardly along the northerly margin of Fatherland Street, 160 feet to the point of beginning.

Being the same property conveyed to Henry F. Todd and Dorothy S. Todd (now deceased), by deed from Lawrence A. Wellborn and wife, Earlene B. Wellborn, of record in Book 3183, page 299, Register's Office for Davidson County, Tennessee.

Taxes for the year 2000 are to be paid entirely by the Grantee.

This conveyance is made subject to any utility easements, any visible unrecorded easements, building regulations, and zoning regulations.

This is unimproved property known as 213 13th Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and/or assigns forever; and the Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said land in fee simple, that he has a good right to convey it, and the same is unencumbered, except for the matters as herein set forth, and the Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and/or assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 17th day of May, 2000.

Henry F. Todd

Henry F. Todd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public for said County and State, personally appeared Henry F. Todd, the within named 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, at Nashville, Tennessee, this 17th day of May, 2000.

Lucy H. Pride

Notary Public

My commission expires:

5/27/2001

LUCY H. PRIDE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN