Instr:200005220050860 Page: 1 OF 2
REC'D FOR REC 05/22/2000 10:44:54AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $333.00

[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Christie Wilson Giddish.	New Owners	
211 Maybelle Lane		MAP: 91-16
Nashville, TN. 37205		
	Same	PARCEL: 183.00
		26B

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 00-05-10106]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Fred E. Woodard, unmarried, Sarah B. Capps and Michael W. Blair, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Christie Wilson Giddish, married, (The "Grantee"), her heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit

Being part of Block 2, Charlotte Park Company's First Addition, as of record in Book 57, page 103, said Register's Office.

Said part of Block 2 begins at a point on the southern margin of Park Avenue, formerly First Avenue, 75 feet from the easterly margin of 43rd Avenue, formerly 2nd Street, running thence easterly along the southern margin of said Park Avenue 75 feet; thence at right angles southerly 150 feet to an alley; thence with said alley westwardly 75 feet; thence at right angles northwardly 150 feet to the beginning.

Being the same property conveyed to Fred E. Woodard, unmarried, and Sarah B. Blair, by Co-Executors Quitclaim Deed from Fred E. Woodard, unmarried, and Sarah B. Blair, Co-Executor of The Will of Alma D. Burlison Woodard of record in Instrument No. 200003200027843, for said Register of Deeds Office for said County.

The said Sarah Bell Blair has since died on March 20, 2000, and upon her death, her interest in the subject real title was vested her heirs at Law, Sarah B. Capps and Michael W. Blair. An Affidavit of Heirship precedes this deed describing said inheritance.

This description is the same as was used in the last deed of record.
This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Book 57, page 103, for said Register of Deeds Office for said County.**

This is improved property known as 4209 Park Avenue, Nashville TN. 37209.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $90,000.00
[Christie Wilson Giddish
[Affiant
[Subscribed and sworn to before me this
[5th day of May, 2000.
[Notary Public
[My Commission Expires: 11-24-2000

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 5th day of May, 2000.

Fred E. Woodard

Fred E. Woodard

Sarah B. Capps

Sarah B. Capps

Michael W. Blair

Michael W. Blair

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 5th day of **May,** 2000, before me personally appeared **Fred E. Woodard, Sarah B. Capps and Michael W. Blair,** to me known to be the persons who executed the foregoing instrument and acknowledged that **they** executed the same as **their** free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of May, 2000

Donald E. Kniffen

Notary Public

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1-25-2003