WARRANTY DEED

Instr:200005250052384 Page: 1 OF 2
REC'D FOR REC 05/25/2000 12:27:14PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $55.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May 2000

Notary Public

MY COMMISSION EXPIRES: March 23, 2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Greater Nashville Title Co., 223 Madison Street, S. 103, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert K. Carver (NAME)	SAME AS NEW OWNER (NAME)	MAP 71 GROUP 11
1141 Greenland Avenue (ADDRESS)	(ADDRESS)	PARCEL 234
Nashville, TN 37216 (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, John G. Gardner, Jr. and wife, Mary York Gardner, Midge Graham, Elaine O'Neal, Sue Dowell and Buddy York as the only heirs-at-law of Minnie Martha York

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert K. Carver and wife, Carol A. Carver

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, Being Lots 209 & 210 on the map of Highland Land Company's Subdivision, as of record in Book 421, Page 14, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 209 & 210 front together 50 feet on the easterly side of Pennock Avenue and run back between parallel lines 175 feet to an alley.

Being the same property conveyed to Minnie Martha York, by deed from Sherman Wilson and wife, Anna Wilson, as of record in Book 3166, Page 417, Register's Office for Davidson County, Tennessee. The said Minnie Martha York having since died on October 16, 1998 leaving the Grantors herein as her only heirs-at-law.

This conveyance is subject to the Map of Highland Land Company's Subdivision, as of record in Book 421, Page 14, Register's Office for Davidson County, Tennessee, notes, easements and building setback lines, if any, as may be set forth thereon.

unimproved ( )
This is improved (X) property, known as 1419 Pennock Avenue, Nashville, TN 37207
(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 our hand s this 24th day of May 2000

John G. Gardner, Jr. — Midge Graham — Elaine O'Neal — Sue Dowell

Mary York Gardner By: John G. Gardner, Jr. Attorney-In-Fact

By: John G. Gardner, Jr. Attorney-In-Fact

By: John G. Gardner, Jr. Attorney-In-Fact

Buddy York
By: John G. Gardner, Jr. Attorney-In-Fact

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 John G. Gardner, Jr. and wife, Mary York Gardner,

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 24th day of May

Commission expires March 23, 2002

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24th day of May, 2000, before me personally appeared John G. Gardner, Jr., to me to be the person who executed the foregoing instrument on behalf of Midge Graham, Elaine O'Neal, Sue Dowell and Buddy York and acknowledged that he executed the same as the free act and deed of the said Midge Graham, Elaine O'Neal, Sue Dowell and Buddy York.

Witness my hand and official seal at Madison, Tenessee, this 24th day of May, 2000.

Notary Public

MyCommission Expires: 3/23/02