PICK-UP

Instr:200006270063860 Page: 1 OF 3
REC'D FOR REC 06/27/2000 11:45:06AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $555.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $150,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Michael O. Bryant
Affiant

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

Jimmy A. Duncan
Notary Public

NOTARY PUBLIC AT LARGE DAVID

My commission expires: 10-25-2003.

SEND TAX BILLS TO:

MICHAEL BRYANT ETUX
1411 ROBERTS AVENUE
NASHVILLE, TENNESSEE 37206

MAP - PARCEL NO.

Map 92-08
Parcel 285
9W-09620

THIS INSTRUMENT PREPARED BY

JIMMY A. DUNCAN, ATTY.
4904 CHARLOTTE AVENUE
NASHVILLE, TENNESSEE 37209

Map 92-8-286
Parcel 9W-9625

FROM: JAMES W. PICKLE, unmarried.

TO: MICHAEL BRYANT and wife,
PAULINE BRYANT

WARRANTY DEED

FOR AND IN CONSIDERATION of $10.00 Dollars cash in hand paid the receipt of which is hereby acknowledged and other good and valuable considerations, I, James W. Pickle, unmarried, hereinafter called Grantor, have this day bargained and do hereby transfer and convey to Michael Bryant and wife, Pauline Bryant, hereinafter called the Grantees, their heirs and assigns the following described tract or parcel of land, described as follows: to wit:

TRACT ONE

Being Lot No 41, on the Plan of Gov. McMillin's Plan of Subdivision of the Old State Prison Lands in Nashville, Tennessee, of record in Book 161, Page 119, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to James W. Pickle by Warranty Deed from Margaret Major, unmarried, executed by Ida Belle Waller as Attorney in Fact, of record in Book 9598, Page 350, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record. Taxes for 2000 have been pro-rated and assumed by Grantees.

This is improved property known as 325 McMillin Street, Nashville, TN 37203

TRACT TWO

Land in Davidson County, Tennessee, being Lots Nos. 42 and 43 on the Plan of McMillin's Subdivision of the Old State Prison Lands, as of record in Book 161, page 119, Register's Office for said County,

Said Lots Nos. 42 and 43 front together 100 feet on the westerly side of McMillin Avenue and extends back between parallel lines 101.6 feet, more or less, to an alley.

Being the same property conveyed to James W. Pickle, unmarried, from C. B. S. Realty Company, a partnership, of record in Book 3578, page 445, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record. Taxes for 2000 have been pro-rated and assumed by Grantees.

This is improved property known as 323 McMillin Avenue Nashville, TN 37203

THIS PROPERTY, INCLUDING ALL IMPROVEMENTS THEREON, IS SOLD AS IS, THAT IS WITHOUT WARRANTY OF ITS CONDITION.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Michael Bryant and wife, Pauline Bryant, their heirs and assigns, forever; and I, James W. Pickle, unmarried do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my heirs and representative, 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. Whereever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand on this 16th day of June, 2000.

James W. Pickle, unmarried

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jimmy A. Duncan, a Notary Public in and for said County and State, the within named James W. Pickle, bargainor, with whom I am personally acquainted, (or who proved his identity with identification sufficient to me) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 16th day of June, 2000.

Jimmy A. Duncan
Notary Public

My commission expires: 10-25-2003.