Instr:200008170081466 Page: 1 OF 2
REC'D FOR REC 08/17/2000 10:29:42AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $344.10

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF AUGUST, 2000.

Notary Public

My Commission Expires: 4/1/2004
(AFFIX SEAL)

RUSSELL JOHN McCANN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

SETTLEMENT SERVICES OF TENNESSEE, LLC, 121 FIRST AVE. SUITE 1, FRANKLIN, TENNESSEE 37064 (615) 591-1156

Address of New Owners As Follows:
Anthony Ramsey
909 Jackson Street
Nashville, TN 37208

Send Tax Bills To:
U.S. Trust Mortgage
210 25th Avenue, North, Suite 1100
Nashville, TN 37203

Map Parcel No.
82-13-054.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **Metropolitan Development and Housing Agency**, hereinafter called Grantor, has bargained and sold, and by these presents does transfer and convey unto **Anthony Ramsey, an unmarried man**, hereinafter called Grantee, his 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 Lot No. 18 in Bransford Realty Company's North Hill Subdivision, plan of which is recorded in Book 332, page 23, said Register's Office.

Said Lot No. 18 fronts 35 feet on the south side of Jackson Street and extends back southerly between parallel lines 100 feet, more or less, to an alley.

Being the same property conveyed to Metropolitan Development and Housing Agency, by warranty deed from Celeste Casey Reed, Alice Casey Matthews and Martha Casey Winston, of record in Book 10033, Page 639, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

a. Taxes for the year 2000 and subsequent years, a lien which is not yet due and payable.

b. All matters appearing on the Plan of record in Book 332, page 23, Register's Office for Davidson County, Tennessee.

c. 1999 County taxes are exempt.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

unimproved: ( )
This is improved: (X) property, known as 909 Jackson Street, Nashville, Tennessee 37208.

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, his heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his heirs and assigns, against the lawful claims of all person 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 MY HAND this 10th day of August, 2000.

Metropolitan Development and Housing Agency

By: _____

Its: EXECUTIVE DIRECTOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, Gerald Nicely, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he is the Executive Director of Metropolitan Development and Housing Agency and who further acknowledged that he executed the within instrument for the purposes therein contained by signing his name as the Executive Director of Metropolitan Development and Housing Agency..

Witness my hand and official seal, in Nashville, Tennessee, this 10th day of August, 2000.

NOTARY PUBLIC JEAN WEBB LAKE STATE OF TENNESSEE

_____
Notary Public

My commission expires: 7-29-2001