Davidson County DEEDWARR
Recvd: 09/13/00 09:11 2pgs
Fees:11.00 Taxes:928.70

20000913-0090729

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Stephen Ezell	New Owner	
3818 Central Avenue		MAP:103-12-0
Nashville, TN 37205		
	Same	PARCEL:268.00

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont] [Boulevard, Suite 115, Nashville, Tennessee 37205 00-08-10286]

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, **Grand Canyon Properties, LLC, a Tennessee Limited Liability Company,** (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, **Stephen Ezell, unmarried,** (The "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit

Land in Davidson County, Tennessee, being Lot No. 213, on the Map of Richland Realty Company's Second Subdivision, Division "B", of record in Book 332, page 92, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Grand Canyon Properties, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Melody W. Moore, Executrix of the Estate of Earl G. Woolwine, deceased of record in Book 11617, page 685, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Plat Book 332, page 92 Register's Office for Davidson County, Tennessee.**

This is improved property known as 3818 Central Avenue, Nashville Tennessee 37205.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value, whichever is greater for this]
[transfer is $251,000.00.]
[ ]
[Affiant]
[Subscribed and sworn to before me this]
[11th day of September, 2000.]
[ ]
[Notary Public]
[My Commission Expires: 1-25-2003]

DONALD KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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, his heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is 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 Grantor does further covenant and bind itself, its heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 11th day of September, 2000.

Grand Canyon Properties, LLC

By: _____
Sher Powers, member

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 Sher Powers, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be a member of **Grand Canyon Properties, LLC**, and that she as such member executed the within instrument for the purposes therein contained by signing the name of the corporation by herself as a member.

WITNESS my hand and official seal at Nashville, Tennessee, this **11th** day of **September,** 2000.

Notary Public

DONALD E. KNEFEN NOTARY PUBLIC LAW DAVIDSON COUNTY, TENN.

My Commission Expires: 1-25-2003