PICK-UP

Davidson County DEEDWARR
Recvd: 12/14/00 09:46 2pgs
Fees:11.00 Taxes:213.91

20001214-0122951

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,813.52

John Ellis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December, 2000

Marjorie Dibrell
Notary Public

MY COMMISSION EXPIRES: 10/Sept/2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY James E. Humphrey Jr. - 709 N. DuPont, Madison, Tn 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Humphrey (NAME)	(NAME)	043100-01300
709 N. DuPont (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville Tn 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 Ellis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Humphrey

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:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to wit: Being Lot No. 205 on the unrecorded map of a subdivision of Tract No. 14 of the Anderson Lands Improvement Company Property, as of record in Book 1130, page 37, Register's Office for said County, and said Lot No. 29 being described according to an unregistered copy of a survey thereof, as follows: Beginning at a point in the easterly margin of Nix Drive, at the corner of Lots 29 and 30, thence with the line between said lots easterly 175 feet to a point; thence northerly 115 feet to a point; thence westerly 175 feet to the east margin of Nix Drive; thence with the margin of same, southerly 115 feet to the point of beginning.

Being the same property conveyed to John Ellis by deed from Robert M. Wilson, Jr., as recorded under Instrument 20001120-0114416, Register's Office for Davidson County, Tennessee,

This is unimproved ( ) improved (X) property, known as 205 Nix Drive, Madison, Tn. 37115
(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 this 7th day of December, 19 2000

John Ellis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Ellis

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 7th day of December, 19 2000

Commission expires 10/25/03

Margie DeMoss
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
John Ellis

TO
James E. Humphrey

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.