FILE BOX 45

SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 15th day of December, 2000 by and between **Morequity, Inc.**, party of the first part, and KENNETH PARRISH, married party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of Davidson, Tennessee:

All of Lot 2, , and the southerly 10 feet of Lot 3in Ira Crandell's Plan of Lots, in plat of record in Plat Book 17, Page 297, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

Said property fronts altogether 60 feet on the west side of 12th Avenue North, formerly Sangster Street, and runs back west between parallel lines 130 feet, more or less, to an alley.

Being the same property conveyed to partyl of the first part by Substitute Trustee's Deed of record at Instrument No. 199912170304375 in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said part of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for subdivision restrictions, building lines and easements of record, including in Plat Book 17, Page 297; Metro Code Letter of record in Book 11349, Page 726; all in the Register's Office of Davidson County, Tennessee; year 2000 property taxes; and matters that would be revealed by a current survey;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons *claiming by, through or under party of the first part, but not further or otherwise.*

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Davidson County DEEDWARR
Recvd: 12/21/00 13:05 2pgs
Fees:11.00 Taxes:55.13
20001221-0125128

Morequity, Inc.
By: Monte Conrad
Printed Name: MONTE CONRAD
Title: ASSISTANT VICE PRESIDENT

FILE BOX 45

STATE OF INDIANA
COUNTY OF VANDERBURGH

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared MONTE CONRAD, (or proved to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the ~~PRESIDENT~~ ASST VICE PRESIDENT of **Morequity, Inc.**, the within named bargainor, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of **Morequity, Inc.**

WITNESS my hand, at office, this 12 day of DECEMBER, 2000

Margaret Engelhardt
Notary Public

Commission Expiration: 10-25-06

PREPARED BY:
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC
6489 QUAIL HOLLOW SUITE 100
MEMPHIS, TN 38120
FF9827

MAIL TAX BILLS TO:
NEW OWNER

PROPERTY ADDRESS:
2003 12th Avenue North
Nashville, Tennessee 37208

PARCEL ID NUMBER: Field Book No. 02W21980, Map 81-7, Parcel 96

PROPERTY OWNER:
MOREQUITY, INC
2003 12th Avenue North
Nashville, Tennessee 37208

I, OR WE, HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT'S KNOWLEDGE, INFORMATION AND BELIEF, THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS **$14,900.00** WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

MOREQUITY
BY: Monte Conrad
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 12 DAY OF DECEMBER 2000.

Margaret Engelhardt
NOTARY PUBLIC

COMMISSION EXPIRATION: 10-25-06

This Deed is prepared with information provided by Chicago Title Insurance Company, Commitment No. 000294226
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