THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 91,250.00

Affiant

Subscribed and sworn to before me, this 15th day of March, 2001

Notary Public

My Commission Expires: 9-29-01

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 03/19/01 12:23 2pgs
Fees:11.00 Taxes:337.63

20010319-0025967

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
SHELIA J. PUGH 1608 Franklin Avenue Nashville, Tennessee 37206	SAME	MAP 83-6 PARCEL 221

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY ONE THOUSAND TWO HUNDRED FIFTY AND NO/100---------- ($ 91,250.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s , the receipt of which is hereby acknowledged, we , TOMMY R. STRICKLAND AND JERRY D. DAVIS, BOTH MARRIED hereinafter called the Grantors , have bargained and sold, and by these presents do transfer and convey unto SHELIA J. PUGH AND DANNY KEITH ELLIS, BOTH UNMARRIED hereinafter called the Grantee s , their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the westerly 50.0 feet of Lot No. 8 on the Plan of the Subdivision of the J.S. Dunbar Home Place as of record in Book 332, page 156, Register's Office for Davidson County, Tennessee, and a 50-foot strip adjoining and immediately North of said part of Lot No. 8, being part of Franklin Avenue, as originally established, same as in Book 4756, page 859, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Tommy R. Strickland and Jerry D. Davis by Quitclaim Deed from Choice Investments, LLC, of record as Instrument No. 200003060022620, Register's Office for Davidson County, Tennessee.

MICHELLE STRICKLAND, spouse of Tommy R. Strickland, and SHERRY DAVIS, spouse of Jerry D. Davis, join in this conveyance to convey any interest they may have in subject property, particularly any marital interest.

This is improved property known as 1608 Franklin Avenue, Nashville, Tennessee 37206

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 s , their heirs and assigns, forever.

GRANTOR s COVENANT___ with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, ha ve a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of the S/D J.S. Dunbar Home Place of record in Book 332 , page 156 , Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 15th day of March, 2001.

TOMMY R. STRICKLAND

Michelle Strickland
By: Tommy R. Strickland
her Attorney in Fact

By: Attorney in Fact

JERRY D. DAVIS

Sherry Davis
By: Jerry D. Davis
her Attorney in Fact

By Jerry D. Davis
Attorney in Fact

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 TOMMY R. STRICKLAND AND JERRY D. DAVIS, BOTH MARRIED, the bargainor s, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of March, 2001.

My Commission Expires: September 29, 2001

Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 this _____ day of _____.

My Commission Expires: _____

Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE **COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Tommy R. Strickland, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Michelle Strickland, and acknowledged that he executed the same as the free act and deed of the said Michelle Strickland.

WITNESS my hand and seal this 15th day of March, 2001.

Notary Public

My Commission Expires: 9/29/01

STATE OF TENNESSEE **COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerry D. Davis, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Sherry Davis, and acknowledged that he executed the same as the free act and deed of the said Sherry Davis.

WITNESS my hand and seal this 15th day of March, 2001.

Notary Public

My Commission Expires: 9/29/01

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN