WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/02/01 16:31 3pgs
Fees:15.00 Taxes:55.50

20010502-0045094

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April 2001

Notary Public

MY COMMISSION EXPIRES: March 23, 2004
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leroy Jones	"New Owners"	MAP 155
(NAME)	(NAME)	
Griffith Road		PARCEL 256.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Bob Carlos Lewis and Frances Taylor and Hazel Frierson and Sandra Johnson and Eunice Burt, Mildred Talley, Frances Wood and Mary Talley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leroy Jones and wife, Cheryl B. Jones

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:

LAND located in Nashville, Davidson County, Tennessee, being bounded on the North by Moses, on the East by Frances Lewis, on the South by Griffith Road and on the West by Leroy Jones and Telpage of Nashville and being described according to a unrecorded survey of the Tom W. Lewis Estates by Elbert F. Luther, Jr., Engineer #2799, dated May 3, 1978.

BEGINNING at a point on the northerly margin of Griffith Road said point being the southwest corner of Parcel 201 as shown on a unrecorded survey of the Tom W. Lewis Estates by Elbert F. Luther, Engineer #2799, dated May 3, 1978 and being the southwest corner of the Frances Lewis Land (Book 318, Page 649, Register's Office for Davidson County, Tennessee); thence, with said northerly margin North 87 degrees 27' West 155.78' feet to a iron pin; thence, continuing with said margin North 89 degrees 59' West 174.80' feet to a iron pin at the southeast corner of Parcel 50 as shown on said unrecorded survey being the southeast corner of Telepage of Nashville (Book 5609, Page 402, Register's Office for Davidson County, Tennessee); thence, leaving said margin with the easterly line of said Telepage North 04 degrees 29' East 639.52' feet to a point; thence, South 49 degrees 29' East 47.08' feet to a point; thence, North 23 degrees 49' East 500.94 to a iron pin in the southerly line of the Harold Moses Land; thence, with said Moses North 84 degrees 08' East 58.41' feet to a point at the northwest corner of said Parcel 201 (Lewis) as shown on said unrecorded survey 0 degrees 48' West 1087.36 feet to the point of beginning.

BEING part of the same property conveyed to Tom Lewis, Jr., by deed from J. F. Green and wife, Sallie Green of record in Book 876, Page 44, Register's Office for Davidson County, Tennessee. The said Tom Lewis, Jr. (a/k/a Tom William

CONTINUED

unimproved ( )
This is improved (X) property, known as Griffith Road, Nashville, TN 37221
(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 s this 23rd day of April 2001

Carlos B. Lewis — Eunice Burt — Hazel Frierson — Mildred Talley
Bob Carlos Lewis — Eunice Burt — Hazel Frierson — Mildred Talley

Frances E. Taylor — Fran Woods — Sandra Johnson — Mary Talley
Frances Taylor — Frances Woods — Sandra Johnson — Mary Talley

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 Bob Carlos Lewis and Frances Taylor and Hazel Frierson and Sandra Johnson, Eunice Burt, Mildred Talley, Frances Wood and Mary Talley

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 at Nashville, Tennessee, this 23rd day of April, 2001.

Commission expires March 23, 2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

Lewis, Jr.) died testate and pursuant to his last will and testament of record in Will Book 158, Page 309, in the Probate Court of Davidson County, Tennessee, the property vests in Carlos B. Lewis, Frances Elizabeth Taylor, Hazel Lewis Frierson, Ammie Lewis Johnson and Thomas William Lewis. The said Thomas William Lewis having since died in testate, September 30, 1989 and his interest vest in his children , Eunice Burt, Mildred Lewis, Frances Lewis and Mary Lewis nka Mary Ann Lewis Talley, as evidenced by Affidavit of Heirship of record in Book 10158, Page 585, said Register's Office. The said Ammie Lewis Johnson died intestate and her interest vest to her only child Sandra Johnson.

THIS conveyance is subject to any and all existing restrictions and easements of record.