PREPARED BY:
BALDWIN LAND TITLE. PLLC
228 JACKSON MEADOWS
HERMITAGE, TN 37076

WARRANTY DEED

THIS INDENTURE is made and entered into this **23rd** day of **April, 2001** between **Affordable Housing Resources, Inc.** , GRANTOR, and **Mildred Dobbins** , GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,**, County of **DAVIDSON,** State of Tennessee, more particularly described as follows:

Lot 1 of a resubdivision of Lot No 7 and a portion of Lots 6 and 8 of Haslam Mill Lot of record in Deed Book 11190, page 136.

Being the same property conveyed to Affordable Housing Resources, Inc. by Quitclaim Deed from Metropolitan Development and Housing Agency of record in Instrument No. 20000906-0087989, Register's Office, Davidson County, Tennessee, dated 8/31/00, recorded 9/6/00.

THIS CONVEYANCE IS SUBJECT TO taxes for the year 2001 which have been prorated and assumed by Grantor(s); all matters appearing on the plat of record in Plat Book 11190, page 136; Restrictive Covenants of record in Instrument No. 20010307-0021611; all of record in the Register's Office, Davidson County, Tennessee.

The above legal description is identical to the one in the previous deed of record.

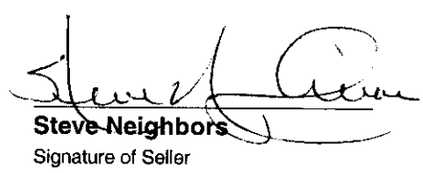
Davidson County DEEDWARR
Recvd: 05/11/01 13:09 2pgs
Fees:11.00 Taxes:323.75



20010511-0049135

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS my hand on the day and year first above written.



Steve Neighbors
Signature of Seller

CORPORATE
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of said State and County aforesaid, personally appeared Steve Neighbors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be Director of Housing Development of Affordable Housing Resources, Inc., the within named bargainor, a corporation, and that he/she as such Director of Housing Development executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as Director of Housing Development

Witness my hand and seal, at office in NASHVILLE, this the **23rd** day of **April, 2001.**

Notary Public

My Commission Expires: 9/28/02

TISHA C. BALDWIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires September 28, 2002

Name and Address of Property Owner:

Mildred Dobbins
1017 10th Avenue North
Nashville, TN 37208

Property Address:

1017 10th Avenue North
Nashville, TN 37208

Person Responsible for Taxes:

BANK OF AMERICA
2059 NORTHLAKE PARKWAY
NASHVILLE

Parcel #:

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$87,500.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **23rd** day of **April, 2001.**

Notary Public

My Commission Expires: 9/28/02

TISHA C. BALDWIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires September 28, 2002

RETURN TO:

BALDWIN LAND TITLE. PLLC
228 JACKSON MEADOWS
HERMITAGE, TN 37076