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 $ 102,000.00

Felicity G. Carr
Affiant

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

Mitchell A Watts
Notary Public

My Commission Expires: 9-29-01

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

Davidson County DEEDWARR
Recvd: 06/19/01 15:53 2pgs
Fees:11.00 Taxes:377.40
20010619-0065131

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
FELICITY G. CARR 1220 Stratford Avenue Nashville, Tennessee 37216	SAME	MAP 72-3 PARCEL 52

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWO THOUSAND AND NO/100---------- ($ 102,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , MONICA SKAIFE ROSE, MARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto FELICITY G. CARR, UNMARRIED hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the easterly 40.0 feet of Lot No. 240 and westerly 20.0 feet of Lot No 241 on the Map of Inglewood Place of record in Book 332, page 101, Register's Office for Davidson County, Tennessee.

SAID parts of said Lots Nos. 240 and 241 adjoin and front 60.0 feet on the southerly side of Stratford Avenue and run back between parallel lines 205.0 feet to a dead line.

BEING the same property conveyed to Monica Skaife Rose by deed from Curtis R. Deatharidge and wife, Prasetyawati Detharidge, of record in Book 9809, page 558, Register's Office for Davidson County, Tennessee.

PAUL SKAIFE, spouse of Monica Skaife Rose, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This is improved property known as 1220 Stratford Avenue, Nashville, Tennessee 37216

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___, her heirs and assigns, forever.

GRANTOR___ COVENANT_s_ with the said GRANTEE___ that she is lawfully seized and possessed of said land in fee simple, ha_s_ 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 Inglewood Place of record in Book 332 , page 101 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 15th day of June, 2001.

MONICA SKAIFE ROSE

PAUL SKAIFE

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, the within named Monica Skaife Rose and Paul Skaife, 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 June, 2001.

My Commission Expires: 9/29/01

Notary Public

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