Box 37
LL

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Kawana R. Overton 4500 Tennessee Ave #8 Nashville, TN 37209	Map 61-10-30.00	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, The Nashville Homestead Corporation (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Kawana R. Overton (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described as follows (the "Property"):

Land in Davidson County, Tennessee, being Lot No. 180 on the Map of Maplewood Heights Subdivision, as of record in Book 547, pages 103 and 104, Register's Office for Davidson County, Tennessee.

Said Lot No. 180 fronts 100 feet n the easterly side of Hutson Avenue and runs back between parallel lines 250 feet to a dead line.

Being the same property conveyed to The Nashville Homestead Corporation by deed of record in Book 11201, page 60, Register's Office for Davidson County, Tennessee.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4260, page 580, Register's Office for Davidson County, Tennessee.

This is unimproved property 3847 Hutson Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Davidson County DEEDWARR
Recvd: 06/29/01 16:06 2pgs
Fees:11.00 Taxes:37.00
20010629-0069312

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $10,000.00

Kawana R. Overton
Affiant

Subscribed and sworn to before me this 22nd day of June, 2001.

Loretta B. Lane
Notary Public

My Commission Expires: 3/23/2002

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever, except that no warranty is made as to the amount of acreage in the Property.

Grantee assumes responsibility for payment of real property taxes from and after the date hereof.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 22nd day of June, 2001.

THE NASHVILLE HOMESTEAD CORPORATION

By: Loretta C. Owens

Title: Executive Director, NHF

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Loretta B. Lane, Notary Public, Loretta C. Owens, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained and who further acknowledged that she is Executive Director of The Nashville Homestead Corporation and is authorized to execute this instrument on behalf of said corporation .

WITNESS my hand, at office, this 22 day of June, 2001.

Loretta B. Lane

Notary Public

My Commission Expires:

3/23/2002

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.