PICK-UP

Davidson County DEEDWARR
Recvd: 01/15/02 10:49 2pgs
Fees:13.00 Taxes:168.35

20020115-0005935

THIS INSTRUMENT WAS PREPARED BY:
Gary S. Rubenstein, Attorney
SCHULMAN, LeROY & BENNETT, P.C.
501 Union Building, Suite 701
P. O. Box 190676
Nashville, TN 37219-0676

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Robert W. Grace	New Owner	Map 118-8
2402 Eugenia Avenue		Parcel 78
Nashville, TN 37211		Tax No. 6DA 26955

The actual consideration or value, whichever is greater, for this transfer is $ 45,500.00.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Subscribed and sworn to before me, this the 11 day of January, 2002

Robert W. Grace
AFFIANT

NOTARY PUBLIC AT LARGE, STATE OF TENNESSEE

Patricia B. Stallard
Notary Public

My commission expires: 03/26/05

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Michael Robertson and Beverly Robertson, hereinafter called the Sellers, have bargained and sold and by these presents do hereby transfer and convey unto Robert W. Grace, hereinafter referred to as Buyer, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 70 on the Map of Grandview Heights, of record in Book 161, Pages 14 and 15, Register's Office for said County.

Said Lot No. 70 fronts 50 feet on the easterly side of Eugenia Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Michael Robertson and Beverly Robertson by installment deed of record in Book 9106, Page 77, Register's Office for Davidson County, Tennessee.

This is improved property known as 2408 Eugenia Avenue, Nashville, TN 37211.

Nancy Faye Robertson, wife of Michael Robertson, joins in the execution of this deed to convey whatever interest that she may have in said property.

Subject to taxes for the year 2002.

WITNESS our hands this the 11th day of January, 2002.

Michael Dean Robertson
NAME

Beverly W. Robertson
NAME

Nancy Faye Robertson
NAME

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said county and state, Michael Robertson, Beverly Robertson and Nancy Faye Robertson, 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 seal at office in Nashville, this 11th day of January, 2002.

Patricia B. Stoddard
Notary Public

My commission expires: 03/26/05