Davidson County DEEDWARR
Recvd: 01/16/02 10:37 3pgs
Fees:18.00 Taxes:140.60
20020116-0006429

[ADDRESS NEW OWNER:] **[SEND TAX BILLS TO:]** **[MAP-PARCEL NO.]**

1222 Joseph Avenue Trust, C. Fleetwood as Trustee	**New Owner**	**Map: 071-150 Parcel: 288.0**
P.O. Box 1111		
White House, TN 37188		10961

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Jo Christi Jones and husband, Kenneth Austin Jones** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **1222 Joseph Avenue Trust, C. Fleetwood as Trustee** (The "Grantee"), its successors and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 42 in Sharp and Horn's 2nd Addition as per plan in Book 161, page 53, Register's Office for Davidson County, Tennessee, said Lot 42 fronts 50 feet on the west side of Joseph Street and runs back between parallel lines 145 feet to an alley and being the same property conveyed to Mattie G. Gear of record in Book 411, page 115, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Jo Christi Jones and husband, Kenneth Austin Jones by Quitclaim Deed from Leland H. Gregory, Jr. and wife, Virginia A. Gregory of record in Book 11211, page 146, said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Taxes for the year 2002 and subsequent years.
2. Plan of record in Plat Book 3507, page 505, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 1222 Joseph Avenue, Nashville, Tennessee 37207.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $38,000.00.

s/ C. Fleetwood
Affiant

Subscribed and sworn to before me this 15th day of January, 2002.

Notary Public

My Commission Expires: 9-24-2005

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 15th day of January, 2002.

Jo Christi Jones

Kenneth Austin Jones

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

On this **15th** day of **January, 2002**, before me personally appeared Jo Christ Jones and husband, Kenneth Austin Jones, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day of **January**, 2002.

Notary Public

My Commission Expires: 2-9-03