BOX 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $23,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF JANUARY, 2002. Notary Public MY COMMISSION EXPIRES: OCTOBER 25, 2003 (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 02/01/02 13:41 2pgs
Fees:13.00 Taxes:85.10
20020201-0014423

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SUNNY OWUNNAH	**SAME**	**81-10-198**
(NAME) **1822 RIVER DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37218**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, ASHER TURNEY, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SUNNY OWUNNAH,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lots Nos. 126 and 127 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract, of record in Book 161, page 155, Register's Office for said County, to which said plan reference is here made for a more complete legal description of said lots.

Being the same property conveyed to ASHER TURNEY, UNMARRIED, by deed from JAMES L. SHERRILL, ROBERT SHERRILL AND MARJORIE MOORE, BEING ALL THE HEIRS OF WILLIE GRACE WARD SHERRILL, of record as Instrument No. 200007170070075, said Register's Office.

This conveyance is subject to all matters shown on the Plan of record in Book 161, page 155, and any other easements, restrictions, and conditions of record which may affect said property.

Unimproved ( )
This is improved(X) property, known as **1723 24TH AVENUE NORTH, NASHVILLE, TN 37208**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand(s) this **31st** day of **January, 2002**.

ASHER TURNEY

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 **ASHER TURNEY**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **31st** day of **January, 2002**.

LEE A. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Commission expires: **OCTOBER 25, 2003**.

Notary Public