Davidson County DEEDWARR
Recvd: 02/25/02 09:19 2pgs
Fees:13.00 Taxes:151.70

20020225-0023438

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **40678 File Box "7"**

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER
IS **$ 41,000.00.**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS **21st DAY OF FEBRUARY, 2002.**

Notary Public

MY COMMISSION EXPIRES: AT LARGE

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N., NASHVILLE, TENNESSEE 37201

My Commission Expires MAY 26, 2002

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
MICHAEL COOPER et al **210 25TH Avenue, North** **Suite #123** **Nashville, Tennessee 37203**	**S A M E**	**82-8-10** **20W 29515**

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 **WE, KAYLA ROCHAE' JOHNSON, TIFFANY DANIELLE' SMITH and KELLYE CHYRALL SMITH,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MICHAEL COOPER, KEITH R. KRAFT and DANIEL EINSTEIN, as tenants in common,**
HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON STATE OF TENNESSEE, DESCRIBED TO-WIT:**

BEING Lot No. 64 on the Plan of Miller's Addition to Edgefield, now East Nashville, as of record in Book 57, Page 133, R.O.D.C. Tennessee.

SAID Lot No. 64 fronts 50 feet on the easterly side of North 6th St., formerly Orchard Street and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to John H. Young and wife, Corinne Young, by deed from Isabelle Washington, of record in Book 1335, Page 265, Register's Office for Davidson County, Tennessee. The said John H. Young and wife, Corinne Young having since died; John H. Young predeceased Corinne Young. By Will, said property was left to Kayla Rochae' Johnson, Tiffany Danielle' Smith and Kellye Chyrall Smith.

Unimproved ( )
This is improved (X) property, known as **807 North 6th Street, Nashville, Tennessee 37207**
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 and 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 OUR HANDS THIS 21ST DAY OF FEBRUARY, 2002.

Mildred Lynn Young, Trustee

KAYLA ROCHAE' JOHNSON
By: Mildred Lynn Young, Trustee

Tiffany Danielle' Smith

TIFFANY DANIELLE' SMITH

Kellye Chyrall Smith

KELLYE CHYRALL SMITH

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 MILDRED LYNN YOUNG, AS TRUSTEE FOR KAYLA ROCHAE' JOHNSON, the bargainor, with whom I am personally acquainted, (or proved to me on 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 the 21 day of February, 2002.

NOTARY PUBLIC

My Commission Expires: 5/26/02

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 TIFFANY DANIELLE' SMITH and KELLYE CHYRALL SMITH, the bargainors, 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 at Nashville, Tennessee, this the 21 day of February, 2002.

NOTARY PUBLIC

My Commission Expires: 5/26/02