FOR RECORDING PURPOSES

LTIC File No. 52134

Box 49

Davidson County DEEDWARR
Recvd: 02/28/02 15:02 2pgs
Fees:13.00 Taxes:305.25

20020228-0025664

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS $82,500.00

Ron Green
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE 2-28-02

Pamela S. Hampton
NOTARY PUBLIC

COMMISSION EXPIRES: My Commission Expires 12/17/03

THIS INSTRUMENT PREPARED BY:

Lawyers Title Insurance Corporation

424 Church Street, Suite 200, Nashville TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Ron Green 600 Russell Street Nashville TN 37206	Same	83-13/378

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/WE, Andrew F. Heltsley

HEREINAFTER CALLED THE **GRANTOR(S)**, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Ron Green

HEREINAFTER CALLED THE **GRANTEE(S)**, THEIR 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 the westerly 60 feet of Lot No. 44 on the Plan of Lindsley Subdivision of the Chadwell Tract of record in Book 2, page 24, Register's Office for said County.

Said part of Lot No. 44 fronts 60 feet on the northerly margin of Russell Street and extends back between parallel lines 160 feet to a dead line in the rear, measuring 60 feet thereon.

BEING the same property conveyed to Andrew F. Heltsley, by Deed of Record in Book 10617, page 98, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following matters:

1. Taxes for the year 2002, a lien, which are not yet due and payable. Tax Parcel No. 83-13/378.

This property is not the principal residence of the Grantor.

THIS IS (XX)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

1601 Russell Street
Nashville TN 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, this date: _____

Andrew F. Heltsley

NOTARY ACKNOWLEDGEMENT

(Individual Notary Acknowledgement)
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned , a Notary Public within and for the State and County aforesaid,personally appeared Andrew F. Heltsley ____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at NASHVILLE Tennessee on this date of 2-28-02.

Pamela D. Hampton
Notary Public

My Comm Expires: My Commission Expires 12/17/03

FURNISHED BY:

Lawyers Title Insurance Corporation
424 Church Street, Suite 200
Nashville TN 37219