0202028

BOX 28A

OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Davidson County DEEDWARR Tennessee 37219-2011
Recvd: 04/15/02 13:09 2pgs
Fees:12.00 Taxes:0.00

20020415-0046326

STATE OF TENNESSEE }
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,400.00.

Jo Anne Smith
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE DAY OF April, 2002.

NOTARY PUBLIC

My Commission expires: 7-26-2003

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, North, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
METROPOLITAN DEVELOPMENT & HOUSING AGENCY (NAME)	SAME (NAME)	92-4-258
P. O. Box 846 (ADDRESS)	(ADDRESS)	
Nashville, TN 37202 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 34,400.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

SANDRA E. MIMMS AND ROSA M. MIMMS, TRUSTEE U/A/D NOVEMBER 3, 1999, OF THE ROSA M. MIMMS REVOCABLE LIVING TRUST AGREEMENT, AS TO AN UNDIVIDED ONE HALF INTEREST EACH.

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 34 on Johnson Bransford's Subdivisin of the Three Parts of Lot No. 158 in Judge John McNairy's House Tract, of record in Book 161, page 146, Register's Office for said County.

Included in the above description but excluded therefrom are those portions of said Lot 34 described in the deeds of record in Book 371, page 66, and Book 694, page 368, said Register's Office.

Being the same property conveyed to Sandra E. Mimms, by deed from Dorie S. Cross, a widower, of record in Book 5573, page 361, said Register's Office. The said Sandra E. Mimms having quitclaimed an undivided one-half interest in the subject property to Rosa M. Mimms by deed of record in Book 5586, page 293, said Register's Office. The said Rosa M. Mimms having subsequently conveyed her interest in the subject property to Rosa M. Mimms, Trustee u/a/d November 3, 1999 of the Rosa M. Mimms Revocable Living Trust Agreement by quitclaim deed of record in Book 11732, page 397, said Register's Office.

THE PROPERTY HEREIN DESCRIBED IS NOT THE USUAL PLACE OF RESIDENCE OF THE GRANTORS, THEIR SPOUSE OR DEPENDENTS.

This is unimproved ( ) improved (X) property, known as 905 11th Avenue, North, Nashville, TN 37208
(House Number) (Street) (City) (State) (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 and assigns, forever. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 9th day of April, 2002.

Sandra E. Mimms
SANDRA E. MIMMS

Rosa M. Mimms
ROSA M. MIMMS, TRUSTEE

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ROSA M. MIMMS, TRUSTEE

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

Witness my hand and official seal at office this 12th day of April, 2002.

My Commission expires:
9/28/02

Jo Ann Smith
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF ~~TENNESSEE~~ ALABAMA }
County of State at Large }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named SANDRA E. MIMMS

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

Witness my hand and official seal at office this 9 day of April, 2002.

My Commission expires:

NOTARY PUBLIC, ALABAMA, STATE AT LARGE
MY COMMISSION EXPIRES August 10, 2003

Barbara Prescott Brown
Notary Public

NOTARY PUBLIC BARBARA PRESCOTT BROWN STATE OF ALABAMA-STATE AT LARGE

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____
Notary Public