FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF April 20 02

Notary Public 1/31/04

MY COMMISSION EXPIRES: ~~January 29, 2005~~
(AFFIX SEAL)

ANITA LESTER NOTARY PUBLIC AT LARGE DAVIDSON TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donyale A. Jackson (NAME)	Columbia National Incorporated (NAME)	MAP 70-09-0
3108 Lincoln Avenue (ADDRESS)	P.O. Box 3050 (ADDRESS)	PARCEL 15
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Columbia, MD 21045-6050 (CITY) (STATE) (ZIP)	

FOR AND 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, Metropolitan Development and Housing Agency

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donyale A. Jackson, an unmarried person

HEREINAFTER CALLED THE GRANTEES, 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 Lot No. 1 on the Plan of Re-Subdivision of the Easterly part of Lot No. 21, Alpine Terrace of record in Book 6200, Page 799, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING part of the same property conveyed to Metropolitan Development and Housing Agency by deed from Joe L. Crockett and wife, Marilyn M. Crockett and Jerry M. Hargis and wife, Elizabeth Anne Hargis of record in Book 10585, Page 259, Register's Office for said County.

This conveyance is made subject to: (1) 2002 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6200, Page 799, said Register's Office.

Davidson County DEEDWARR
Recvd: 04/22/02 11:20 2pgs
Fees:13.00 Taxes:388.50

20020422-0049365

unimproved ( )
This is improved (X) property, known as 3108 Lincoln Avenue, Nashville, TN 37218
(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 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 my hand this 16th day of April, 20 02

Metropolitan Development and Housing Agency

By: James L. Thilgen, Deputy Executive Director

STATE OF TENNESSEE
COUNTY OF

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

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on 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 _____ _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared James L. Thiltgen and _____ with whom I am personally acquainted(or proved to me on the basis of satisfactory evidence) and who upon his oath(s) acknowledged himself to be the Deputy Executive Director and _____ respectively of the Metropolitan Development and the within named bargainor, and corporation, and that he as such Deputy Executive Director and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said James L. Thiltgen as such Deputy Executive Director, and attesting the same by the said James L. Thiltgen as such Deputy Executive Director

Witness my hand and official seal at office at Nashville, TN on this the 16th day of April 20 02 .

My commission expires 9-24-2005 V. Jean Merkle
Notary Public

