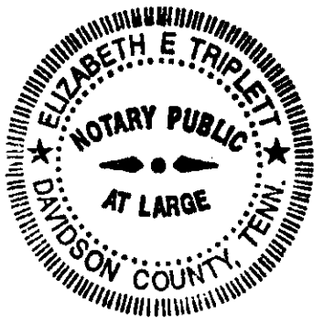
Box 13

WARRANTY DEED



File #2852

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF MAY, 2002.

Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtiswood LLC	Curtiswood LLC	105-14-171
(NAME) 853 Bradford Avenue	(NAME) 4010 Iroquois Ave	
(ADDRESS) Nashville, Tennessee 37204	(ADDRESS) Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(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, Randall Jackson and Margaret Wilson, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Curtiswood LLC, 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:

Being Lot No. 4 on the Map of Joseph Knowles Subdivision of Block "D" of the C. D. Elliott Plan of Lots, of record in Book 332, Page 48, Register's Office for Davidson County, Tennessee.

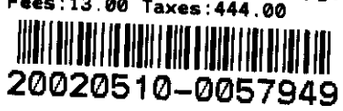
Said Lot No. 4 fronts 100 feet on the south side of Bradford Avenue and runs back between parallel lines 210 feet to an alley.

Being the same property conveyed to Edward Hogan and wife Carrie Hogan, by deed of record in Book 4352, Page 859, Register's Office for Davidson County, Tennessee. The said Edward Hogan predeceased Carrie Hogan . Carrie Hogan died testate leaving Randall Jackson and Margaret Wilson as beneficiaries of her estate. Reference Docket No. 01P1679, Davidson County Probate Court.

unimproved ☐
This is improved ☒ property, known as 853 Bradford Avenue, Nashville, TN 37204
(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.

Davidson County DEEDWARR
Recvd: 05/10/02 12:36 2pgs
Fees:13.00 Taxes:444.00



20020510-0057949

Witness my/our hand(s) this 3rd day of May, 2002.

Randall Jackson

Margaret Wilson

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 Randall Jackson and Margaret Wilson 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 3rd day of May, 2002.

Commission expires: May 26, 2002

Notary Public

