Davidson County DEEDWARR
Recvd: 02/07/03 14:28 2pgs
Fees:13.00 Taxes:377.40
20030207-0017465

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WARRANTY DEED

This Indenture made this **5th** day of **February, 2003** between **Carolyn A. Ross, unmarried, ,** GRANTOR, and **Edwin Thompson, Jr., unmarried, and Neco Sharnta Lindsey, unmarried ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

LAND in Davidson County, Tennessee, being Lot No. 62 in the United Electric Railways Addition to East Nashville as of record in Book 151, page 8, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a complete and accurate legal description.

SAID Lot No. 62 fronts 50 feet on the south side of Electric Avenue, and runs back southwardly between parallel lines, 150 feet to an alley.

Being the same property conveyed to Carolyn A. Ross by Warranty Deed from Hugh F. Cooper and wife, Nancy M. Cooper of record in Book 8429, page 310, Register's Office for Davidson County, Tennessee.

This property is subject to all matters appearing on subdivision plat of record in Book 161, page 8, Register's Office for Davidson County, Tennessee.

Subject to any easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 1706 Electric Ave. Nashville, Tennessee 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 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **5th** day of **February, 2003.**

Carolyn Ross

Carolyn A. Ross

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carolyn A. Ross, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 5th day of February, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

SUSAN MAGNUSON NOTARY PUBLIC AT LARGE SOUTHAMPTON COUNTY, VA

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $102000

Edwin Thompson Jr
Affiant

Subscribed and sworn before me this 5th day of February, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/29/03

NORMA L. HAGER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires March 29, 2003

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Edwin Thompson, Jr.
400 Nocturne Drive
Nashville, Tennessee 37207

Send Tax Bills to:
SOUTH TRUST Mortgage Corp d/b/a Equi Banc ISAOA ATIMA
1850 Parkway Place, Suite 920
Marietta, Georgia 30067

Map & Parcel Number:

Map 94-02 Parcel 77.00