[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **31st** day of **January, 2003** between **Volunteer Construction Company, LLC, ,** GRANTOR, and **Barbara Duckett, unmarried, and Chenise Johnson, 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:

BEING the northerly 34 1/2 feet of Lot No. 65 in Thomas Hardings First Addition to Nashville, a plat of which is of record in Book 19, page 241, Register's Office for Davidson County, Tennessee.

SAID northerly part of Lot No. 65 fronts 34 1/2 feet on the westerly side of 12th Avenue north, formerly Clay Street and runs back between parallel lines 160 feet, more or less, to an alley.

Being the same property conveyed to Volunteer Construction Company, LLC by Warranty Deed from Leland D. Watts of record in Instrument No. 2000116-0113618, Register's Office for Davidson County, Tennessee.

This property is subject to all matters appearing on subdivision plat of record in book 19, page 241, 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 1005 12th Avenue North Nashville, Tennessee 37208.

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 **31st** day of **January, 2003.**

Volunteer Construction Company, LLC

_____

Gregg Poole President

_____ _____

Davidson County DEEDWARR
Recvd: 02/10/03 12:07 2pgs
Fees:13.00 Taxes:277.50

20030210-0018033

County of Davidson

State of Tennessee

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Gregg Poole with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her self to be the President of the Volunteer Construction Company, LLC, and that he/she as such President executed the foregoing instrument for the purpose therein contained by signing the name of Volunteer Construction Company, LLC by him/her self as President. Witness my hand and official seal this 31st day of January, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/29/03

AUBRETTA L. HAGER III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $75000

Affiant

Subscribed and sworn before me this 31st day of January, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/29/03

AUBRETTA L. HAGER III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

Address of New Owner
Barbara Duckett
1005 12th Avenue North
Nashville, Tennessee 37208

Send Tax Bills to:
America's Wholesale Lender
7105 Corporate Drive - PTX-A-195
Plano, Texas 75024

Map & Parcel Number:

Map 92 Group 04-0 Parcel 105