Davidson County DEEDWARR
Recvd: 02/21/03 10:21 2pgs
Fees:13.00 Taxes:111.00
20030221-0023062

Address New Owners:
John N. Kawinzi
1408 Lischey Ave
Nashville, TN 37207

Map Parcel No:
72-12-43

Send Tax Bills to:
Same

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Araminta Williams Family Partnership

hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey all my interest unto

John N. Kawinzi

hereinafter called the grantees, their heirs and assigns, the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No 52 of the Plan of Joywood, as of record in Book 974, page 45, Register Office for Davidson County, Tennessee.

Said Lot No. 52 fronts 50 feet on the easterly side of Joy Circle and extends back 150 feet between parallel lines to a dead line.

Being the same property conveyed to Araminta Williams Family Limited Partnership by deed from Chan McCullough, Substitute Trustee of record in Book 11023, page 184, Register's Office for Davidson County., Tennessee.

This is improved property known as: 1811 Joy Circle, Nashville, TN 37208

TO HAVE AND TO HOLD the said tract or parcel of land with 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 property 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 property to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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 8th day of August, 2002.

Araminta Williams _____

_____ _____

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Araminta Williams, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Managing Partner of Araminta Williams Family Partnership, the within named bargainor, a Tennessee general partnership, and that she as such Managing Partner executed the foregoing instrument for the purpose therein contained, by signing the name of Araminta Williams Family Partnership, by herself as Managing Partner .

Witness my hand and official seal at Nashville, Tennessee, this 8th day of August 2002.

Commission expires 1/29/05 Notary Public W. John McCullough, Jr.

WILLIAM C. McCULLOUGH JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is 34,000.00.

AFFIANT

Subscribed and sworn to me this 10th day of February, 2002.

Commission expires Sept 24, 2004 Notary Public Donna H Ray

DONNA H. RAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204