PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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Return to D0137

Jack Case Wilson
Title Associates
7100 Executive Ctr. Dr., Suite 150
Brentwood, TN 37027

W & I Ref: (GJ) Title No: 44228

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 03/17/03 15:08 2pgs
Fees:13.00 Taxes:1178.45

20030317-0035340

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Patrick Kennedy 2612 Barton Avenue Nashville, Tennessee 37212	SAME

TAX MAP-PARCEL NUMBERS: 104-11-160

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$318,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Christopher M Lindsey, married, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Patrick Kennedy, married** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the easterly 10 feet of Lot No. 33 and the westerly 50 feet of Lot no. 34 on the Plan of the Bransford Realty Company's Subdivision of the Edgar Jones Homeplace of record in Book 421, page 7, Register's Office for Davidson County, Tennessee.

Said easterly part of Lot No. 33 and the westerly part of said Lot No. 34 fronts together 60 feet on the northerly side of Barton Avenue and run back between parallel lines 185 feet to an alley.

Being the same property conveyed to Christopher M. Lindsey, unmarried by deed from Gwyn H. Bowen and wife, Mary Lee Bowen of record in Book 11590, page 872, Register's Office for Davidson County, Tennessee.

Aimee Mayo, spouse of Christopher M. Lindsey joins in this conveyance for the purpose of conveying any and all martial rights in subject property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2003, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Plat Book 421 Page 7, said Register's Office.

This is improved property, known as: 2612 Barton Avenue, Nashville, Tennessee 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 14th day of February, 2003 .

Christopher M Lindsey

Aimee Mayo

State of TENNESSEE
County of WILLIAMSON

On this 14th day of February, 2003 , before me the undersigned authority, personally appeared **Christopher M Lindsey and Aimee Mayo** , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAY 29, 2005

Notary

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $318,500.00

Affiant

Sworn and subscribed before me this 14th day of February, 2003

My Commission Expires: 1/29/05

Notary Public

AMANDA NORDMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE