Deal #5615

State of Tennessee, Davidson County

The acutal Cash consideration or value whichever is greater for this transaction is 74,000.00

Affiant

Subscribed and sworn to me this 21 day of

Notary Public

My Commission Expires:

BILLY W. WINSTEAD, II NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TEN.

My Commission Expires June 9, 2006

AFTER RECORDING RETURN TO:
TransContinental Title Company
2630 Elm Hill Pike, Suite 100
Nashville, TN 37214
Deal No. 21-5615

THIS INSTRUMENT PREPARED BY:
William E. Curphey & Associates
Young & Perl, PLC
One Commerce Square, Suite 2380
Memphis, Tennessee 38103

New Owner/ Property Being Conveyed

ZAKKIYYA Y. SHAKIR
2309 HEIMAN STREET
NASHVILLE, TN 37208

Send Tax Bills To:
New Owner

Map & Parcel:
081-14-175.00

WARRANTY DEED

This instrument, made and entered into on this the 4th day of March 2003, by and between HELEN CHAMBERLAIN, an unmarried person, Party of the First Part, and ZAKKIYYA Y. SHAKIR, an unmarried person, Party of the Second Part.

WITNESSETH:

That for and in consideration of the sum of $ 10.00 and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, the Party of the First Part has this day bargained and sold, and by these presents, does hereby sell, transfer and convey unto the said Party of the Second Part, its successors and assigns, the following described real estate:

BEING THE NORTHEAST PART OF LOT NO. 40 OF THE BOYD MCNAIRY'S ADDITION, RECORDED ON THE FLY LEAF OF BOOK 16, REGISTER'S OFFICE FOR SAID COUNTY, AND BEING SHOWN AS PART OF UNNUMBERED TRACT ON THE PLAT OF MRS. CLARKS SUBDIVISION OF RECORD IN BOOK 332, PAGE 27, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY MARGIN OF BOSLEY PIKE AT THE NORTHEAST CORNER OF SAID LOT NO. 40 AND THE SOUTHWEST CORNER OF SAID PIKE, AND A 10 FOOT ALLEY AS SHOWN ON THE PLAN OF HENRY HARDING'S ADDITION, OF RECORD IN BOOK 332, PAGE 8, REGISTER'S OFFICE FOR SAID COUNTY, THENCE SOUTHERLY ALONG THE WESTERLY MARGIN OF SAID ALLEY, 149 FEET MORE OR LESS TO AN ALLEY; THENCE WESTERLY ALONG THE NORTH MARGIN OF SAID ALLEY, 58 FEET 4 INCHES TO THE SOUTHEAST CORNER

Davidson County DEEDWARR
Recvd: 04/22/03 11:47 2pgs
Fees:13.00 Taxes:273.80
20030422-0052967

OF THE PROPERTY CONVEYED BY M.P. CLARK AND WIFE, TO ROBERT CLARK, OF RECORD IN 182. PAGE 387; THENCE ALONG CLARK'S EASTERLY LINE, 149 FEET MORE OR LESS TO THE SOUTHERLY MARGIN OF BOSLEY PIKE; THENCE EASTERLY ALONG SAID PIKE, 58 FEET 4 INCHES TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO ELVIN CARNEY AND WIFE, MARY HATCHER CARNEY, BY INSTALLMENT DEED FROM ELEANOR FITZPATRICK, DATED 03/25/1949 AND RECORDED 03/25/1949 IN DOCUMENT NO. 55949, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

ALSO BEING THE SAME PROPERTY CONVEYED TO HELEN CHAMBERLAIN BY QUITCLAIM DEED RECORDED AT THE SAME TIME AS THIS DEED.

TAX PARCEL IDENTIFICATION #: 081-14-175.00
PROPERTY ADDRESS: 2309 Heiman Street, Nashville, TN 37208

TO HAVE AND TO HOLD unto the said Party of the Second Part, its successors and assigns, in fee simple forever.

And the said Party of the First Part covenants with the Party of the Second Part, its successors and assigns, that it have lawfully seized and possessed of the premises above conveyed, and has a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that it, the Party of the First Part, will forever warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, this Party of the First Part has hereunto set its hand and seal on this the date first above written.

Helen Chamberlain

HELEN CHAMBERLAIN

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainor, HELEN CHAMBERLAIN, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as her free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 4th day of March, 2003.

Notary Public
My Commission Expires

DONNIE WINTERS NOTARY PUBLIC AT LARGE SUMNER CO. TENN. My Commission Exp. 10-13-04