030316

BOX 28A

OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

Davidson County DEEDWARR
Recvd: 05/16/03 13:19 2pgs
Fees:12.00 Taxes:0.00

20030516-0067235

STATE OF TENNESSEE)
COUNTY OF Davidson)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,500.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 14 DAY OF May, 2003

NOTARY PUBLIC

My Commission expires: 7/29/06

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
METROPOLITAN DEVELOPMENT AND HOUSING AGENCY (NAME)	Same (NAME)	82-13-55
P. O. Box 846 (ADDRESS)	(ADDRESS)	
Nashville, TN 37202 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 8,500.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we Louise Nesbitt Watson, a 4/28 undivided interest; Arppie G. Thompson, a 4/28 undivided interest; John E. Nesbitt, a 4/28 undivided interest; Willie B. Moore, a 4/28 undivided interest; Sheridan Beasley, a 4/28 undivided interest; Robert Nesbitt, a 1/28 undivided interest; Harold Nesbitt, a 1/28 undivided interest; Diane Nesbitt, a 1/28 undivided interest; and John Thomas Nesbitt, a 5/28 undivided interest

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

hereinafter called the GRANTEES, their 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 Lot No. 19 and the westerly 5 feet of Lot No. 20 of Block "A" on the plan of Bransford Realty Company's North Hill Subdivision, as of record in Book 332, page 23, Register's Office for said County.

Said Lot No. 19 and part of Lot 20 front together 40 feet on the southerly side of Jackson Street and extend back between parallel lines 100 feet, more or less, to an alley.

Being the same property conveyed to William B. Church and wife, Mary Church, by deed of record in Book 1973, page 247, said Register's Office, the said William B. Church having predeceased Mary Church and the said Mary Church having since died leaving Louise Nesbitt Watson, Arppie G. Thompson, John E. Nesbitt, Henry C. Nesbitt, Willie B. Moore, Sheridan Beasley, Robert Nesbitt Harold Nesbitt, Diane Nesbitt and Anthony Nesbitt as her sole heirs at law as evidenced by amended Affidavit of Inheritance of Real Property of record in Book 8069, page 230, said Register's Office. The interest of Anthony Nesbitt was conveyed to Henry C. Nesbitt by deed of record in Book 8276, page 908, said Register's Office. Henry C. Nesbitt died testate on August 3, 1998. His will of record in Will Book 228, page 140, Davidson County Probate Court Clerks Office devised his interest in the subject property to John Thomas Nesbitt. Also being the same property described in the quitclaim deed of record as Instrument No. 20011017-0112905, said Register's Office.

This is unimproved property located at 905 Jackson Street, Nashville, TN 37208
(House Number) (Street) (City) (State) (Zip)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 16TH day of May, 2003

Louise Nesbitt Watson
Louise Nesbitt Watson
By: Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Arppie G. Thompson
Arppie G. Thompson
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

John E. Nesbitt
John E. Nesbitt
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Willie B. Moore
Willie B. Moore
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Sheridan Beasley
Sheridan Beasley
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Robert Nesbitt
Robert Nesbitt
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Harold Nesbitt
Harold Nesbitt
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

Diane Nesbitt
Diane Nesbitt
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

John Thomas Nesbitt
John Thomas Nesbitt
By Brenda W. Flowers
Brenda W. Flowers, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared BRENDA W. FLOWERS, to me known to be the person who executed the foregoing instrument on behalf of LOUISE NESBITT WATSON, ARPPIE G. THOMPSON, JOHN E. NESBITT, WILLIE B. MOORE, SHERIDAN BEASLEY, ROBERT NESBITT, HAROLD NESBITT, DIANE NESBITT AND JOHN THOMAS NESBITT, and acknowledged that she executed the same as the free act and deed of the said Louise Nesbitt Watson, Arppie G. Thompson, John E. Nesbitt, Willie B. Moore, Sheridan Beasley, Robert Nesbitt, Harold Nesbitt, Diane Nesbitt and John Thomas Nesbitt.

Witness my hand and seal at Nashville, Tennessee, this the 16TH day of May, 2003.

JoAnn Smith
Notary Public

My Commission expires: 7/29/06

JOANN SMITH NOTARY PUBLIC AT LARGE DAVIDSON CO., TN