Davidson County DEEDWARR
Recvd: 07/01/03 14:15 2pgs
Fees:13.00 Taxes:251.60

20030701-0090833

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, Tn. 37075
File No. 05-0305-60498

ANGELA A. RAMSEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $ 68,000.00.

Affiant

Subscribed and sworn to before me, this 20th day of June, 2003.

Notary Public
My commission expires: ~~6/02/2003~~ 5/28/2006

Address of New Owner:	Send Tax Bills to:	Tax Information
The African & American Healthcare Foundation 338 Nesbitt Lane Madison, TN 37115	owner	042-08-0-065.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Lue Berda Jarrett, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to The African & American Healthcare Foundation , hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot 1A ont he Plan of Zone Lot Division of Lots 1-10, 15-24, and 51-60, Heritage Place, of record in Plat Book 5200, Page 628, as amended in Plat Book 6250, Page 632, said Register's Office, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Lue Berda Jarrett by deed from Fischer Construction Co. of record in Book 7787, Page 860, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 338 Nesbitt Lane, Madison, TN 37115

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said 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 my hand this 20th day of June, 2003.

Lue Berda Jarrett

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Lue Berda Jarrett with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained

Witness my hand in Hendersonville, Tn, this 20th day of June, 2003.

Notary Public

My Commission expires

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
Commission Expires MAY 28, 2006