Return to:

This Instrument Prepared By:
FLYNN & RADFORD, ATTYS., P.C.
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6030350

Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212

Davidson County DEEDWARR
Recvd: 09/16/03 09:12 2pgs
Fees:13.00 Taxes:721.50
20030916-0135617

Send Tax Bills To:
New Owner

New Owner is: John L. Chambers et ux
1207 Noelton Avenue
Nashville, TN 37215

MAP:
PARCEL: 117-12/74

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **The Friendship House, Inc., a Tennessee not-for-profit Corporation** , hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **John L Chambers and wife, Amy M. Chambers** , hereinafter referred to as Grantees, their heirs and assigns, a certain parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 3, on the Plan of Galecrest No. 2, Block D, as shown on plat of record in Plat Book 1424, page 3, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said Lot No. 3 fronts 110 feet on the southerly side of Noelton Avenue and runs back 136.7 feet on the westerly line and 177 feet on the easterly line to a dead line in the rear, measuring 80 feet theron.

Being the same property conveyed to Dolores Adams by Deed of record in Book 4825, Page 777, Register's Office for Davidson County, Tennessee. The said Dolores Adams died and bequeathed the subject property to The Friendship House, Inc. by will Probated under Case Number 95906 of the Probate Court of Davidson County, Tennessee, said bequest was made subject to a life estate vested in Susan Stockwell Blackburn who died on July 10, 2002 vesting fee simple absolute title in The Friendship House, Inc.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 9th day of September, 2003.

GRANTOR:

Gerald D. Richardson, Treas.

The Friendship House, Inc., a Tennessee not-for-profit Corporation

By Gerald D. Richardson, Treasurer

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Gerald D. Richardson, with whom I am personally acquainted (or proved to me his identity on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the Treasurer of The Friendship House, Inc, and who acknowledged that he executed the foregoing instrument as Treasurer of the Corporation for the purposes therein contained with full authority to bind the said Corporation.

Witness my hand and seal on this the 9 day of September, 2003.

Laura Shoun

Notary Public

My Commission Expires: 5/3/04

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $195,000.00

Carrie Bruce

Affiant

SWORN TO AND SUBSCRIBED TO BEFORE ME THE 9 DAY OF September, 2003.

Rachel Wilson

NOTARY PUBLIC
My commission expires:_____.

RACHEL WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 31, 2007