File #200350809

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of October, 2003.

Notary Public

MY COMMISSION ~~EXPIRES~~: 7-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stanley E. Chatman	Owner with copy to: James R. Jenkins, Sr.	Map&Parcels: 81-08-281 & 81-08-280
SC (NAME)	(NAME)	
1802 ~~and 1804~~ 5th Avenue North	1140 Herb Harris Road	
(ADDRESS)	(ADDRESS)	
Nashville TN 37208	Ashland City, Tn 37015	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **JAMES R. JENKINS, SR. AND WIFE, SHIRLEY A. JENKINS,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **STANLEY E. CHATMAN, UNMARRIED,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Tract No. 1:

Land in Davidson County, Tennessee, being all of Lot No. 2 on the Plan of D.T. McGavock's Subdivision, as shown by plat appearing of record in Plat Book 21, Page 64, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Tract No. 2:

Land in Davidson County, Tennessee, being all of Lot No. 3 on the Plan of D.T. McGavock's Subdivision, as shown by plat appearing of record in Plat Book 21, Page 64, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to James R. Jenkins, Sr. and wife, Shirley A. Jenkins by Warranty Deed dated October 15, 1985 of record in Book 6683, Page 578, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
All matters shown on the plan of record in Plat Book 21, Page 64; Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 1802 and 1804 5th Avenue North, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; and Grantors covenant with the said GRANTEES that they 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 herein set out; and except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the 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.

Davidson County DEEDWARR
Recvd: 11/03/03 12:02 2pgs
Fees:13.00 Taxes:236.80

20031103-0160809

Witness our hands this 31st day of October, 2003.

James R. Jenkins, Sr.

Shirley A. Jenkins

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared James R. Jenkins, Sr. and wife, Shirley A. Jenkins who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of October, 2003.

Notary Public

My Commission Expires: 7-23-05

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076