Davidson County DEEDWARR
Recvd: 01/27/04 11:54 1pgs
Fees:13.00 Taxes:333.00

20040127-0010271

RECORD AND RETURN TO:
GOBER TITLE & ESCROW
2740 OLD ELM HILL PIKE, SUITE 202
NASHVILLE, TN 37214

WARRANTY DEED

KEITH D. GOBER NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $90,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of December, 2003

Notary Public

MY COMMISSION EXPIRES: 4/28/07

THIS INSTRUMENT WAS PREPARED BY
GOBER TITLE & ESCROW, 2740 OLD ELM HILL PIKE, SUITE 102, NASHVILLE, TN 37214

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marquise Taylor **145 Dellway Drive** **Nashville,TN 37207**	**SAME**	**60-16-0-98**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Lee Roy Parrish, a married man

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Marquise Taylor an unmarried man

HEREINAFTER CALLED THE GRANTEES, ***Hisr*** HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 280 on the plan of Joywood Heights, Section II, as of record in Book 1130, Pages 92 and 93, Register's Office for said County.

Said Lot fronts 75 feet on the North side of Dellway Drive and runs back 273.60 feet on the West line and 280.5 feet on the East Line, to a dead line in the rear on which it measures 75.1 feet.

This being the same property conveyed to Lee Roy Parrish by Quit Claim Deed dated May 15, 2002 from Robert E. Brown, Jacqueline Marie Brown Thomas, Elna Faye Brown Thomas, Robert E. Parrish, and Joseph B. Parrish, filed for record on September 18, 2002 in Instrument No. 20020918-00113972 in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as **145 Dellway Drive, Nashville, TN 37207**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ***GRANTEE(S), His*** heirs and assigns forever, and ***do(es)*** covenant with the said ***GRANTEE(S)*** that I/we have 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 ***do(es)*** further covenant and bind ***ourselves/ our*** heirs and representatives, to warrant and forever defend the title to the said land to the said ***GRANTEE(S),his*** 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 9th day of December, 2003

Lee Roy Parrish

Lee Roy Parrish

Ruby E Parrish

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lee Roy Parrish and* the ***bargainor(s)*** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. * and wife, Ruby E. Parrish,

Witness my hand and official seal this 9th day of December, 2003.

KEITH D. GOBER NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

Notary Public

my Commission Expires 4/28/07