RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

| [ADDRESS NEW OWNER:] | [SEND TAX BILLS TO:] | [MAP-PARCEL NO.] |
|---|---|---|
| Jeffrey A. Corle | SAME | Map 105-10 |
| 1413 Acklen Avenue | | Parcel 23 |
| Nashville, TN 37212 | | |

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Joe W. Lawrence, Jr., Carlton M. Lawrence, Mary E. Nicholson, Darlene A. Lawrence, Daryel E. Lawrence and Dorothy Lawrence Davis** (The "Grantors") have bargained and sold, and by these presents does transfer and convey unto **Jeffrey A. Corle** (The "Grantee"), his heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

**Land in Davidson County, Tennessee, being the northerly 56 feet of the southerly 119 feet of Lot No. 4 on the Waverly Land Company's Plan of Lots called Waverly Place, as of record in Book 57, page 95, Register's Office for said County.**

**Said part of said lot fronts 56 feet on the easterly side of Beech Avenue and runs back between parallel lines 190 feet more or less to an alley.**

**Being the same property conveyed to Joe Lawrence and wife, Myrtle Lawrence, as to an ½ undivided interest; and Druecilla Simmons, as to an ½ undivided interest, by deeds of record in Book 3463, page 435 and Book 6093, page 369, said Register's Office for Davidson County, Tennessee. The said Joe Lawrence having since died on April 24, 1998 and upon his death, title was vested in Myrtle Lawrence as the sole surviving tenant by the entirety. Myrtle Lawrence having since died on June 9, 2001, and upon her death title is vested in Joe W. Lawrence, Jr., Carlton M. Lawrence, Mary E. Nicholson, Darlene A. Lawrence and Daryel E. Lawrence as the sole surviving heirs** of Myrtle Lawrence. Druecilla Simmons having since died testate on June 4, 2001, and her Will of record Will Book 2479, Image #454696, Probate Court Clerk's Office for Davidson County, Tennessee, having devised her interest in subject property to her niece, Dorothy Lawrence Davis.
**This description is the same as was used in the last deed of record.**

This conveyance is subject to the following:

1. Taxes for the year 2004 and subsequent years.

This is improved property commonly known as 1804 Beech Avenue, Nashville, Tennessee 37204.

Davidson County DEEDWARR
Recvd: 02/27/04 12:14 4pgs
Fees:23.00 Taxes:473.97
20040227-0022413

**[STATE OF TENNESSEE]**
**[COUNTY OF DAVIDSON]**

**The actual consideration or value, whichever is greater for this transfer is $128,100.00.**

**Affiant**

**Subscribed and sworn to before me this 20 day of February, 2004.**

**Notary Public**

BARBARA KEMRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

**My Commission Expires:** 9/22/07

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 20th day of February, 2004.

Joe W. Lawrence, Jr.

Carlton M. Lawrence

Mary E. Nicholson

Darlene A. Lawrence

Daryel E. Lawrence

Dorothy Lawrence Davis

STATE OF COLORADO
COUNTY OF DENVER

On this 18th day of February, 2004, before me personally appeared Joe W. Lawrence, Jr., to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at DENVER, Colorado, this 18th day of February, 2004.

Notary Public

JOY CHING NOTARY PUBLIC STATE OF COLORADO MY COMMISSION EXPIRES 11-04-2007

My Commission Expires:
11-4-2007

STATE OF COLORADO
COUNTY OF DENVER

On this 18th day of February, 2004, before me personally appeared Carlton M. Lawrence, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at DENVER, Colorado, this 18th day of February, 2004.

Notary Public

JOY CHING NOTARY PUBLIC STATE OF COLORADO MY COMMISSION EXPIRES 11-04-2007

My Commission Expires:
11-4-2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of February, 2004, before me personally appeared Mary E. Nicholson, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of February, 2004.

Notary Public

BARBARA KEMPF NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 9/22/07

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of February, 2004, before me personally appeared Darlene A. Lawrence, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of February, 2004.

Notary Public

My Commission Expires: 9/22/07

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20 day of February, 2004, before me personally appeared Daryel E. Lwrence, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 20 day of February, 2004.

Notary Public

My Commission Expires: 9/22/07

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 20th day of February, 2004, before me personally appeared Dorothy Lawrence Davis, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 20 day of February, 2004.

Notary Public

My Commission Expires: 9/22/07