Name and Address of New Owner:

Michael Sherman
1302 Riverside Drive
Nashville TN 37206

Send Tax Bills To:

Same

Prepared by:

David W. McMackin
213A Ward Circle, S-104
Brentwood, Tn 37027

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $52,700.00

Michael Sherman
Affiant

Subscribed and sworn to before me on this 30th day of January, 2004.

Notary Public

My Commission Expires:

D. W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires: SEPTEMBER 30, 2006

Map & Parcel No.

83-3-135

Davidson County DEEDWARR
Recvd: 03/18/04 14:48 2pgs
Fees:13.00 Taxes:194.99
20040318-0031041

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Lois B. Chapman, unmarried (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Michael Sherman, an unmarried man (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: Being the northerly one-half of Lot No. 17 on the Plan of Mrs. Minnie E. Martin's Subdivision of Lot No. 58 and part of Lot No. 59 on the Plan of Brownsville, as of record in Book 547, page 137, Register's Office for Davidson County, Tennessee. Said part of said lot fronts 50 feet on the westerly side of Riverside Boulevard, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Henry H. Chapman and wife, Lois B. Chapman by virtue of a Warranty Deed dated April 25, 1961, from Will L. Stokes and wife, Madge M. Stokes, of record in Book 3221, page 281, Register's Office for Davidson County, Tennessee. The said Henry H. Chapman having since died.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 1302 Riverside Drive Nashville TN 37206

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his heirs and assigns forever. Grantor covenants that she is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and bind herself and her heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on this 30th day of January, 2004.

Lois B. Chapman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lois B. Chapman, the barginor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 30th day of January, 2004.

Notary Public

My commission expires: _____

D. W. McMACKIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires: SEPTEMBER 30, 2006