STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 78,000.00

Subscribed and sworn to before me, this the 26th day of December 2003

My Commission expires: 11/26/05
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY: **ROBERT GREENE, ATTORNEY**	
619 Woodland Street, Nashville, Tennessee 37206	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Michael Ray, et.ux. (Name)	Same (Name)
1517 12th Avenue North (Street Address)	(Street Address)
Nashville, TN 37208 (City) (State) (Zip Code)	(City) (State) (Zip Code)
MAP & PARCEL NO. 81-16-83 & 81-16-85	FIELD BOOK NO.

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 CONSIDERATION; THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Jesse D. Betty and wife Shirely I. Betty

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Michael Ray and wife Tonya Ray

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION ATTACHED HERETO MARKED EXHIBIT "A" MADE A PART HEREOF INCORPORATED HEREIN BY REFERENCE

Davidson County DEEDWARR
Recvd: 05/05/04 10:36 3pgs
Fees:18.00 Taxes:288.60
20040505-0051165

THIS IS ____ IMPROVED PROPERTY KNOWN AS 1513 & 1517 12th Aveneu North, Nashville, Tn

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, 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.

Witness our hands this 26th day of December, 19 2003

Jesse D. Betty

Shirley I. Betty

State of Tennessee
County of davidson

On this 26th day of December 2003, before me personally appeared Jesse D. Betty and wife, Shirley I. Betty to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:
11/26/05

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of _____ and acknowledged that _____ executed the same as the free act and deed of _____.

Witness my hand and official seal.
My commission expires:

_____

Notary Public

State of Tennessee
County of _____

Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____

Notary Public

EXHIBIT "A"

TRACT I

Being part of what is known as the Scott property in North Nashville, described as follows: Beginning on the westerly margin of Twelfth Avenue North, formerly Florence Street, 2271/2 feet, more or less, north of the northerly margin of Heiman Street, being the northeast corner of the property conveyed to J.D. Davis and wife, by deed from W.T. Selley and wife, of record in Book 457, page 181, Register's Office for said County; thence with the westerly margin of said Avenue, northwardly 50 feet to the southeast corner of the property conveyed to C.L. Crowder and wife, by deed from W. T. Selley and wife, of record in Book 457, page 254, said Register's Office; thence with said Crowder's south line westwardly 154 feet, more or less, to the easterly margin of an alley thence with the easterly margin of said alley southwardly 40 feet, more or less, to the northwest corner of said Davis property; thence with Davis north line eastwardly 154 feet, more or less to the beginning.

Being the same property conveyed to Jesse D. Betty and wife Shirley I. Betty of record in Book 11652, page 828, said Register's Office.

TRACT II

Being part of Scott's five acre tract as shown on the plan of D.J. McGavock and Others Addition as of record in Book 21, page 41, Register's Office for Davidson County, Tennessee, and being further described as follows:

BEGINNING at a point in the westerly margin of 12th Avenue North, at the SW corner of the lot owned by Maggie E. Cunningham and Mary A. Brown; thence with their south line, westerly 154 feet to the easterly margin of an alley; thence with the margin of said alley, southerly 26 feet to a point; thence easterly 154 feet to the westerly margin of 12th Avenue North; thence with the margin of same, northerly 27 feet to the point of beginning.

Being the same property conveyed to Jesse Betty and Shirley Betty Howard E. of record as Instrument No. 2000629-0064505 said Register's Office.