Davidson County DEEDWARR
Recvd: 05/28/04 15:31 2pgs
Fees:13.00 Taxes:740.00

20040528-0063307

40A

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Ray C. Nathurst	New Owner	Map 83-1
c/o Infrastructure		Parcel 313
1802 Hayes Street		
Nashville, TN 37203		11913

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, **Pauline Forkum, an unmarried person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Ray C. Nathurst and Paul E. Biggers, III, as joint tenants with right of survivorship** (The "Grantees"), their 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 Lot No. 1 on the Plan of E.T. Brown's Subdivision of the Sharpe Land, as of record in Book 332, page 7, said Register's Office, described as follows:

Said Lot No. 1 fronts 100 feet on the southerly side of Greenwood Avenue and extends back between parallel lines 288 feet to a dead line in the rear.

Being the same property conveyed to Pauline Forkum from Henry E. Johnson and wife, Doris B. Johnson, of record in Book 5415, page 611, Register's Office for Davidson County, Tennessee.

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.
2. Plan of record in Plat Book 332, page 7, said Register's Office.

This is improved property commonly known as 1304 Greenwood Drive, Nashville, Tennessee 37206.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $200,000.00.

Affiant

Subscribed and sworn to before me this 28 **day of May, 2004.**

PAMELA A. PHILLIPS
Notary Public At Large
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires
January 26, 2008

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

And Grantor does covenant with the said Grantees that the Grantor is 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 Grantor does further covenant and bind herself, her heirs and assigns, to warrant andforever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 28th day of May, 2004.

Pauline Forkum

Pauline Forkum
by: Charles E. Haynes, Attorney in Fact
Charles E Haynes per attorney in fact
Power of Attorney recorded in Inst # 20040528-0063306, RODCT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 28 day of May, 2004, before me personally appeared Charles E. Haynes, to me known to be the person who executed the foregoing instrument on behalf of Pauline Forkum and who acknowledged that he executed the same as the free act and deed of the said Pauline Forkum.

WITNESS my hand and official seal at Nashville, Tennessee, this 28th day of May, 2

Notary Public

ROBERT JOHN NOTESTINE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: ROBERT JOHN NOTESTINE NOTARY PUBLIC, DAVIDSON COUNTY, TENNESSEE MY COMMISSION EXPIRES SEP. 24, 2005