**File No. N.A.**
**This instrument was prepared by:**
STINNETT & WILKINSON
Attorneys at Law
106 Frey Street
Ashland City, Tennessee 37015

**ADDRESS NEW OWNER:**
Billie Dee Dailey and
Myra Sue Dailey
6609 Fleetwood Dr.
Nashville, Tennessee
37209

**SEND TAX BILLS TO:**
Same

Davidson County DEEDWARR
Recvd: 06/02/04 13:46 2pgs
Fees:13.00 Taxes:277.50
20040602-0064548

**MAP:** 91-2
**PARCEL:** 68

**********

## WARRANTY DEED

**********

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which are hereby acknowledged, we, **Thomas E. Sanders and wife, Judy P. Sanders**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Billie Dee Dailey and wife, Myra Sue Dailey**, hereinafter called the Grantees, their heirs and assigns, a certain tract of land or parcel of land located in **Davidson** County, Tennessee, described as follows:

> **Being** part of Block "B" on the extension of Cherokee Park Subdivision in West Nashville, a plan of which is of record in Book 161, Page 75, said Register's Office, described as follows:
>
> **Beginning** on the southerly margin of Cherokee Avenue or Boulevard, 100 feet westerly from the westerly margin of 61st Avenue North, formerly 20th Street; thence with the southerly margin of said Boulevard, westerly 100 feet; thence southerly and parallel with 61st Avenue North, 161 feet, more or less, to an alley; thence with said alley easterly 100 feet; thence northerly 161 feet, more or less, to the beginning.
>
> **Being** a part of the same property conveyed to Thomas E. Sanders and wife, Judy P. Sanders, by deed from Mack H. Wall and wife, Hallie E. Wall, of record in Book 5261, Page 166, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in the previous deed of record.

This is improved property known as 6105 Centennial Avenue, Nashville, Tennessee 37209.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, 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 is 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 heir 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 7th day of May, 2004.

Thomas E Sanders
**THOMAS E. SANDERS**

Judy P. Sanders
**JUDY P. SANDERS**

**********

STATE OF TENNESSEE
COUNTY OF Cheatham

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thomas E. Sanders and Judy P. Sanders**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this 7th day of May, 2004.

Jean H. Buck
Notary Public

JEAN H. BUCK NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

My Commission Expires: 01-26-2008

**********

STATE OF TENNESSEE
COUNTY OF Cheatham

The actual consideration or value, whichever is greater, for this transfer is **$75,000.00**.

Thomas E Sanders 'Agent'
Affiant

Subscribed and sworn to before me, this 7th day of May, 2004.

Jean H Buck
Notary Public

JEAN H. BUCK NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

My Commission Expires: 01-26-2008