PICK-UP

Davidson County DEEDWARR
Recvd: 06/24/04 08:12 2pgs
Fees:13.00 Taxes:2090.50

20040624-0074750

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$565,000.00.**

_____
Affiant

Subscribed and sworn to before me, this the 24th day of May, 2004.

_____
Notary Public

My commission expires:_____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Roy W. Novak	**Countrywide Home Loans**	**Map 117-13-B, Parcel 025.00-CO**
506 Belgrave Park	**718 Thompson Lane #104**	
Nashville, TN 37215	**Nashville, TN 37204-3612**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, I,

Nancy H. Dykes, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Roy W. Novak and Brian D. Whitworth, as ~~tenants by the entirety with right of survivorship~~ joint tenants with common law rights of* *survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, being a certain building site identified as Lot No. 506 on the Plan of Abbottsford of record in Plat Book 6250, Pages 419-421, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Archie R. Dykes and wife, Nancy H. Dykes by deed from First Southeastern Construction Company, a sole propietorship owned by Harold F. Jackson, Jr. of record in Book 7549, Page 683, Register's Office for Davidson County, Tennessee. The said ARchie R. Dykes having quitclaimed to Nancy H. Dykes of record in Book 7758, Page 961, Register's Office for Davidson County, Tennessee.

Archie R. Dykes joins in this conveyance for the purpose of conveying all right, title and interest he might have in and to the above described property as spouse of Nancy H. Dykes.

This conveyance is subject to taxes for 2004 and subsequent years, easements, and restrictions of record if any.

This is improved (__X__) Unimproved (____) property, known as **506 Belgrave Park, Nashville, TN 37215**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is 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 GRANTEE, his 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 my/our hand(s) this 24th day of May, 2004.

Nancy H. Dykes
Nancy H. Dykes

Archie R. Dykes by Nancy H. Dykes Atty-In-Fact
Archie R. Dykes

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 **Nancy H. Dykes** * ~~and Archie R. Dykes~~, the bargainor(s) 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.

*** married**

Witness my hand and official seal, at Brentwood, Tennessee on this **24th** day of **May, 2004.**

Robin S. Edwards
Notary Public

My Commission Expires: 3/28/2007

ROBIN S. EDWARDS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN