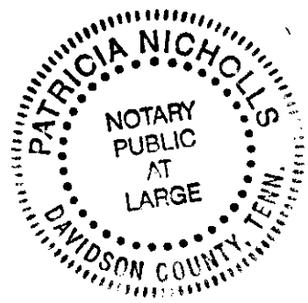
Davidson County DEEDWARR
Recvd: 07/15/04 15:11 2pgs
Fees:13.00 Taxes:155.40
20040715-0084801

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of July, 2004

Notary Public: Patricia Nicholls

MY COMMISSION EXPIRES: 01/29/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Marvin Cook	NEW OWNER	Map 50
P.O. Box 148761		Group 10
Nashville, TN 37214		Parcel 135

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 is hereby acknowledged, we

Roy Cain and Vanell Cain and Beverly Cox and Asia Smelley, Heirs of the Estate of Ettline Marie Cain

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Marvin Cook, unmarried
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:

BEING Lot No. 45B, Zone Lot Division, Lots Nos. 44 and 48, Chesapeake Homes, Section Three, of record in Book 6250, Page 326, amending Book 5200, Page 640, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Ettline Marie Cain by deed from Secretary of Housing and Urban Development, of record in Book 8571, Page 791, dated March 9, 1992, Register's Office for said County. The said Ettline Marie Cain now deceased leaving as heirs Roy Cain, Vanell Cain, Beverly Cox, and Asia Smelley.
Affidavit of Heirship 20040715-0084800
This conveyance is subject to Restrictive Covenants of record in Book 6285, Page 885 and Book 6349, Page 499, Register's Office for said County.

This conveyance is made subject to: (1) 2004 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 6250, Page 326, amending Book 5200, Page 640; and (3) Dedication of Right of Way Easement to Metro. Government of record in Book 7704, Page 382, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3336 Chesapeake Cr., Nashville, TN 37207

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 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 13th day of July, 2004.

Roy Cain

Vanell Cain

Beverly Cox

Asia Smelley

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy Cain, Vanell Cain, Beverly Cox, and Asia Smelley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that theyexecuted the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of July, 2004.

My Commission Expires: 01/29/05

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC
AT LARGE
DAVIDSON