Davidson County DEEDWARR
Recvd: 07/29/04 12:23 2pgs
Fees:13.00 Taxes:92.69

20040729-0090873

Prepared by:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

ANGELA H. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
Commission Expires MAY 28, 2006

05-0407-61671

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $25,050.00

Affiant

Subscribed and sworn to before me, this 23rd day of July, 2004.

Notary Public
My commission expires: 5/28/2006

Address of New Owner:	Send Tax Bills to:	Tax Information
William R. Emery 813 Old Hickory Blvd. E. Madison, TN 37115	New Owner	071-08-0 080.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Kay Braden Williams, now Crawley, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to William R. Emery, William H. Emery, Amber Love Choate, Larry Mac Emery, Victor C. Emery, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, being the westerly 65 feet of Lot No. 6 in J.B Haynie's Oriental Plan, as of record in Plat Book 161, Pages 26 & 27, said Register's Office to which plan reference is hereby made for a more complete description.

Said part of Lot No. 6 fronts 65 feet on the northerly side of Trinity Lane, formerly Countess Street, and extends back between parallel lines 140 feet, more or less, to an alley.

Being the same property conveyed to James G. Williams and wife, Kay Parker Williams by deed from Beatrice T. Crutcher, dated 2/18/86, recorded 2/19/86, of record in Book 6784, Page 806, said Register's Office; and being further conveyed to Kay Parker Williams by quitclaim deed from James G. Williams of record in Book 7702, Page 604, said Register's Office; and being further conveyed to Kay Braden Williams by Final Decree of Divorce of record in Book 8527, Page 134, Register's Office for Davidson County, Tennessee. Kay Parker Williams and Kay Braden Williams are one and the same person.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 335 East Trinity Lane, 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 23rd day of July, 2004.

Kay Braden Crawley

Kay Braden Crawley

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kay Braden Crawley, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hendersonville, TN, this 23rd day of ~~July,~~ 2004.

State of Tennessee at Large

My Commission expires

5/28/2006

ANGELA A. RAMSEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006