State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $165,000.00.

Subscribed and sworn to before me, this 30th day of July, 2004.

My Commission Expires: 1-27-07

Affiant

Notary Public

File No. N13401

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/04/04 09:03 2pgs
Fees:13.00 Taxes:610.50
20040804-0093217

THIS INSTRUMENT WAS PREPARED BY
First National Financial Title Svs., Inc.
25 Century Boulevard
Suite 203
Nashville, TN 37214

ADDRESS OF NEW OWNER:		SEND TAX BILLS TO:	
NAME: Charles Brown		NAME: Charles Brown	
STREET ADDRESS: 924 Boscobel Street		STREET ADDRESS: 924 Boscobel Street	
CITY: Nashville	STATE: Tennessee	CITY: Nashville	STATE: Tennessee
ZIP CODE: 37206		ZIP CODE: 37206	
MAP & PARCEL NO.: 082-16-0 356.00			

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Carter Blankenship and Delores Blankenship

Hereinafter called Grantors have, bargained and sold, and by these presents does hereby transfer and convey unto Charles Brown

Hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 4, on the Plan of R. D. Goodletts Trustee Subdivision, of 220 feet southside of Boscobel Street, of record in Book 57, Page 115, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Carter Blankenship and wife, Delores Blankenship, as tenants by the entirety by Warranty Deed from Lafeyette Richardson, unmarried, dated 01/10/2003, recorded 02/05/2003, as Document No. 20030205-0015745, in the Register's Office of Davidson County, Tennessee Records.

This is improved property known as 924 Boscobel Street, Nashville, TN 37206

To have and to hold the said tract or parcel of land, with all the appurtenance, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and we do covenant with the said Grantee 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 grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 30th day of July, 2004.

Carter Blankenship

Delores Blankenship

State of Tennessee
County of Davidson } ss

On this the 30th day of July, 2004, before me, the undersigned Notary Public, personally appeared **Carter Blankenship and Delores Blankenship**, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public
My commission expires 12707

WARRANTY DEED