# WARRANTY DEED

MARC JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

G-CBB-04-0441

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Affiant

Subscribed and sworn to before me, this 9th DAY OF September, 2004.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

| ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME) | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Clay Parsons | New Owner (NAME) | |
| 441 2nd Avenue South (ADDRESS) | (ADDRESS) | 93-10-A-441.00CO |
| Nashville, Tennessee 37201 (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHRISTOPHER M. STRETCH UNMARRIED, AND ROBERT J. STRETCH,MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CLAY PARSONS,UNMARRIED,, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 441 in Howell Park, a Condominium, A Horizontal Property Regime, of record in Book 6250, page 868, and as described in a Master Deed of record in Book 6816, page 411, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Christopher M. Stretch, unmarried and Robert J. Stretch, married, by Deed from Jason Derek Joseph , dated November 30, 2001, of record in Instrument No. 20011227-0142721, Register's Office for Davidson County, Tennessee. Said property is not and has never been the primary or marital residence of Robert J. Stretch.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 6250, page 868; Book 6816, page 411; Book 11429, page 947; Instrument Number 20020531-0065914; and Instrument Number 20000508-0046074, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 441 2nd Avenue South, Nashville, Tennessee 37201
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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/our hand(s) this 9th day of September, 2004.

Christopher M. Stretch by Laura Mitchell, attorney-in-fact
Christopher M. Stretch by Laura Mitchell,
attorney-in-fact

Robert J. Stretch by Laura Mitchell, attorney-in-fact
Robert J. Stretch by Laura Mitchell,
attorney-in-fact

Davidson County DEEDWARR
Recvd: 09/13/04 16:10 2pgs
Fees:13.00 Taxes:547.60

20040913-0110523

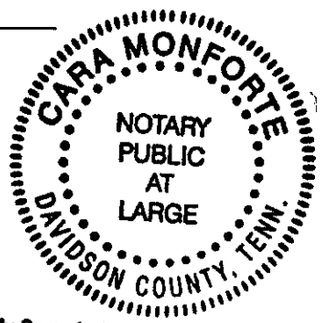
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Laura Mitchell, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Christopher M. Stretch and Robert J. Stretch and acknowledged that he/she executed the same as the free act and deed of the said Christopher M. Stretch and Robert J. Stretch.

Witness my hand and official seal at
Davidson County, Tennessee
on this the 9th day of September, 2004.

NOTARY PUBLIC

My Commission Expires: _____




My Commission Expires JAN. 26, 2008

**RETURN TO:**

2012 21st Avenue South
Nashville, TN 37212

615.383.2903