Davidson County DEEDWARR
Recvd: 09/21/04 09:36 2pgs
Fees:13.00 Taxes:129.50

20040921-0113372

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $35,000.00

Subscribed and sworn to before me, this the 21st day of May 2004

My Commission expires: 11/25/05
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:
ROBERT GREENE, ATTORNEY
961 Woodland Street, Nashville, Tennessee 37206

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Sidney Property Investment, LLC (Name)	Same (Name)
P.O. Box 281167 (Street Address)	(Street Address)
Nashville, TN 37228 (City) (State) (Zip Code)	(City) (State) (Zip Code)
MAP & PARCEL NO. 81-8-194	FIELD BOOK NO.

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION; THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Wilbert Jenkins and Warner Jenkins

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Sidney Property Investment, LLC

HEREINAFTER CALLED GRANTEE(S), THEIR 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:

Land in Davidson County, Tennessee, being the northerly 40 feet of Lot.No. 414 in the North Nashville Real Estate Company's Plan of Lots, as of record in Book 21, page 105, Register's Office for said County.

Said part of said Lot No. 414 fronts 40 feet on the westerly side of Seventh Avenue, North, formerly Vine Street, and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to WILBERT JENKINS AND WARNER JENKINS, by deeds of record as Instrument Nos. 20020709-0082442 and 20020708-00881978, said Register's Office.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1807 7th Avenue North, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 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 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 _____ hand _____ this 21st day of May 2004

Wilbert Jenkins
WILBERT JENKINS

Warner Jenkins

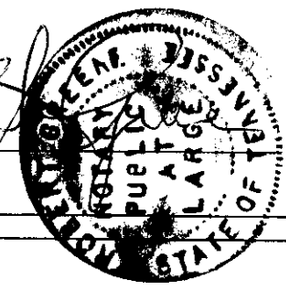
State of Tennessee
County of Davidson

On this 21st day of May 2004, before me personally appeared
Wilbert Jenkins and Warner Jenkins to me known to
be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

1/12/05

Notary Public



State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to
be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

WARRANTY DEED

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ 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 _____ and acknowledged that _____ executed the same as the free act and deed of _____.

Witness my hand and official seal.
My commission expires:

_____ _____
Notary Public

State of Tennessee
County of _____

Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____ _____
Notary Public