WARRANTY DEED

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,000.00

Christopher R. Atkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of September, 2004

Notary Public:

MY COMMISSION EXPIRES: 3/31/07
(AFFIX SEAL)

JAMIE CRUTCHFIELD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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:
Christopher R. Atkins	Wells Fargo Home Mortgage	Map 82
1115 Meridian Street	4456 Corporation Lane; Ste. 100	Group 7
Nashville, TN 37207	Virginia Beach, VA 23462	Parcel 122

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

Norma Jane Morton Love

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

Christopher R. Atkins, a single person

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:

Land in Davidson County, Tennessee, being an unnumbered lot (called in deeds Lot "A" or 16) on the plan of Humphrey Pierce's Addition to East Nashville, as of record in Book 161, Page 20, Register's Office for said County, also the easterly part of a triangular strip shown on the plan of East Nashville Real Estate Company's Property, as of record in Book 57, Page 11, said Register's Office, described together as follows:

Beginning at the northwest corner of North Fourth Street or Lischey Avenue and Arrington Street; thence with the westerly margin of North Fourth Street northwardly 72 feet 10 inches more or less to the southeast corner of the property conveyed to John Pierce by deed from George H. Pierce and wife, of record in Book 486, Page 79, said Register's Office; thence with said Pierce's southerly line westwardly 155 feet more or less to the easterly margin of an alley; thence with said alley southwardly 72 feet more or less to the northerly margin of Arrington Street; thence with said street eastwardly 155 feet more or less to the beginning.

BEING the same property conveyed to Norma Jane Morton Love by Quitclaim Deed from Clarence Hackney of record in Instrument 20041001-0118492 said Register's Office.

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 161, Page 20, 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 816 Lischey Street, 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 my hand this 30th day of September, 2004.

Norma Jane Morton Love
Norma Jane Morton Love

Davidson County DEEDWARR
Recvd: 10/01/04 12:11 2pgs
Fees:13.00 Taxes:122.10

20041001-0118493

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 Norma Jane Morton Love, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of September, 2004.

My Commission Expires: 3/31/07

Notary Public

