FORM NO. WD 1

Davidson County DEEDWARR
Recvd: 12/16/04 11:24 2pgs
Fees:13.00 Taxes:53.28

20041216-0149632

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 2004

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAY 24, 2006
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alan C. Housholder, 28 White Bridge Road, #314, Nashville, TN 37205
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Loretta Louise Davis & Donald Lionel Davis (NAME)	Same (NAME)	
#1 Garden Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37210 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, Loretta Louise Davis, Executrix of the Estate of Senora Bell Davis,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Loretta Louise Davis and Donald Lionel Davis

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 the west one-half of Lot No. 53 of Trimble's National Hill Subdivision, of record in Book 21, page 121, Register's Office for said county.

Said part of said lot fronts 25 feet on the south side of Garden Street and extends back betwen parallel lines 120 feet to an alley.

Being the same property conveyed to Sonora Bell Davis by deed from Benny Lee Santiago and Jackie Hatcher, of record in Book 7967, page 624, Register's Office for Davidson County, Tennessee.

Sonora (Senora) Bell Davis is deceased and Loretta Louise Davis was appointed her Executrix in the Probate Court of Davidson, County, Tennessee in case #03P-716.

The Probate Court authorized the sale of the property to Loretta Louise Davis and Donald Lionel Davis.

unimproved ( ) This is improved (X) property, known as #1 Garden Street, Nashville, Tennessee 37210
(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 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 27th day of September, 2004 XXXX

Loretta Louise Davis, Executrix of the estate of Senora Bell Davis

STATE OF TENNESSEE }
Davidson County

Personally appeared before me, Alan C. Householder, a Notary Public in and for said County and State the within named Loretta Louise Davis, Executrix of the Estate of Senora Bell Davis

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

Witness my hand and official seal at Nashville, Tennessee, this 7th day of September, 2004.

ALAN C. HOUSHOLDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Commission Expires _____ Notary Public

My Commission Expires MAY 24, 2008

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Loretta Louise Davis, Executrix of the Estate of Senora Bell Davis

TO
Loretta Louise Davis and Donald Lionel Davis

ATTORNEYS TITLE A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101