Davidson County DEEDWARR
Recvd: 01/11/05 09:46 2 pgs
Fees:12.00 Taxes:0.00
20050111-0003977

This Instrument Prepared By:
INGRAHAM & PAUTIENUS., 2100 Parkway Towers, Nashville, Tennessee 37219

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
Henry J. Mangrum, Trustee Mary E. Mangrum, Trustee HENRY J. MANGRUM LIVING TRUST 3918 Cambridge Avenue Nashville, Tennessee 37205	Same	Map 103-8 Parcel 181

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(3)(F).

AFFIANT

Sworn to and subscribed before me this 6 day of January, 2005.

Notary Public
My Commission Expires: July 30, 2005

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, HENRY J. MANGRUM has this date bargained and sold, and does hereby transfer and convey unto HENRY J. MANGRUM, Trustee, and MARY E. MANGRUM, Trustee, or their successors in trust, under the revocable HENRY J. MANGRUM LIVING TRUST, dated January 6, 2005, and any amendments thereto, certain real estate in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 364 and the easterly 5 feet of Lot No. 363 on the Map of Richland Realty Company's Division "C" a plan of which is of record in Book 421, page 31, Register's Office for Davidson County, Tennessee.

Said Lot No. 364 and the easterly 5 feet of Lot No. 363 front together 65

feet on the northerly side of Cambridge Avenue and run back 367.8 feet on the easterly line and 339.6 feet more or less on the westerly line, to a dead line, on which they measure 71.3 feet.

BEING the same property conveyed by Thomas A. Demong by deed to Henry J. Mangrum, of record in Book 1535, Page 455, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to any existing limitations, restrictions, and encumbrances as may affect the premises.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

This property is known as 3918 Cambridge Avenue, Nashville, Tennessee 37205.

WITNESS MY HAND this 6th day of January, 2005.

HENRY J. MANGRUM

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 HENRY J. MANGRUM, with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of January, 2005.

NOTARY PUBLIC
My Commission Expires: July 30, 2005