Davidson County DEEDWARR
Recvd: 02/01/05 13:17 2 pgs
Fees:13.00 Taxes:166.50
20050201-0011685

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WARRANTY DEED

This Indenture made this **31st** day of **January, 2005** between **Birdie Doss,** ,GRANTOR, and **Alberta Wilks*,** as GRANTEEs
***unmarried**

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **TN,** to wit:

Being Lot 36 on the map of Thornby Place, as of record in Book 332, Page 3, Register's Office for said County.

Said Lot No. 36 fronts 50 feet on the southerly side of West McKennie, formerly Dayton Avenue, and run back between parallel lines 145 feet to an alley.

Being the same property conveyed to Woodrow Doss and wife, Birdie Doss by Warranty Deed from Lurton Goodpasture, Trustee of record in Book 1716, Page 597 and filed for record on May 14, 1949, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2005 which have been prorated and assumed by the Grantee(s) and and all matters on the Plan of record in Plat Book 332, Page 3; and any and all easements, setback lines, restrictions, right of ways, zoning regulations, etc. all of record in the Register's Office for Davidson County, Tennessee.

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 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **31st** day of **January, 2005.**

Birdie M. Doss by Sybil D. Hobson as atty in fact

Birdie Doss

County of Davidson

State of Tennessee

On the 31st day of January, 2005, before me personally appeared Sybil Hobson, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Birdie Doss, as his/her attorney in fact and acknowledged that Sybil Hobson executed the same as the free act and deed of the said Birdie Doss.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

AUBORN L. HAGER, III
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires March 31, 2007

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $45000

Alberta Wilks
Affiant

Subscribed and sworn before me this 31st day of January, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

AUBORN L. HAGER, III
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires March 31, 2007

Return to:**********

Prepared by:
Equity Search, Inc.
2200 21st Avenue S., Ste. 409
Nashville, TN 37212

Address of New Owner
Alberta Wilks
823 West McKennie Avenue
Nashville, TN 37206

Send Tax Bills to:

SAME

Map & Parcel Number:

071.16/319.00