THIS INSTRUMENT PREPARED BY:
Bluegrass Title Company
625 East Main Street
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 02/10/05 15:09 2 pg
Fees:13.00 Taxes:103.30



20050210-0015712

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR. NO.
Chicanna Jones 715 Lena Street Nashville, TN 37208	SAME	92-06-527.00

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Charles D. Ray, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Chicanna Jones, unmarried, hereinafter called the Grantee, her heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 15 in the A.C. Roth Subdivision of Lot No. 22, McNairy Plan, which is of record in Book 57, page 147, Register's Office, Davidson County, Tennessee.

Said Lot No. 15 fronts fifty (50) feet on the west side of 27th Avenue North, now Lena Street, and extends back westwardly, between parallel lines, one hundred and sixteen (116) feet to an alley.

Being the same property conveyed to Charles D. Ray from Darrell E. Rose, Individually and as Executor for the Estate of Adrienne D. Green by deed dated 6/13/02 of record in Instrument No. 20020619-0074056, said Register's Office.

This is improved property known as: 715 Lena Street, Nashville, Tennessee 37208.

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, her heirs and assigns forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever. 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.

WITNESS our hands this 3rd day of February, 2005.

Charles D. Ray

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles D Ray with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) that he/she/they executed the within instrument for the purposes contained therein.

Witness my hand and seal, this 3rd day of February, 2004.

NOTARY PUBLIC

LELAND L. COLEMAN JR
NOTARY PUBLIC AT LARGE
WILLIAMSON CO. TENN.

My Commission Expires: 7/6/05

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $27,918.37

Affiant

Subscribed and sworn to before me this 3d day of February, 2005.

NOTARY PUBLIC

E. KEITH BELL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

My Commission Expires: 03/06/06