Davidson County DEEDWARR
Recvd: 03/24/05 13:40 2 pg:
Fees:13.00 Taxes:46.25

20050324-0032136

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43741 FILE BOX "7"

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,500.00.

Janet F Goodloe
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of March, 2005.

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janet F. Goodloe	SAME AS NEW OWNER	81-7-144
2009 9th Avenue, North		2W 11635
Nashville, TN 37208		

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, I/WE,

Choice Investments, Inc., LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Janet F. Goodloe and husband, LEMMIE D. GOODLOE

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the northerly 37 feet of Lot No. 28 on the Plan of the Subdivision of Lot No. 8 in Owen's Buena Vista Lots as of record in Plat Book 57, page 26, said Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Choice Investments, LLC, by deed from Ken Parrish a/k/a Kenneth Parrish a/k/a Kenneth G. Parrish and wife, Julie K. Schuffman, of record in Instrument Number 20040709-0081859, Register's Office for Davidson County, Tennessee.

THIS IS INVESTMENT PROPERTY.

Unimproved ( )
This is improved (X) property known as 2007 9th Avenue, North, Nashville, TN 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 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/our____hand(s)_____this 16th day of March, 2005

Choice Investments, Inc., LLC

BY: _____
JIMMY R. KENAUM, CHIEF MANAGER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared JIMMY R. KENAUM, with whom I am personally acquainted and who upon oath(s) acknowledged himself to be the Chief Manager of the Choice Investments, Inc., LLC the within named bargainor, and corporation, and that he as such Chief Manager being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said JIMMY R. KENAUM, as such Chief Manager.

Witness my hand and official seal at office at Nashville, Tennessee on this the 16th day of March, 2005.

_____
NOTARY PUBLIC

My Commission Expires: 3/25/06

ALAN D. MAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2006