[ADDRESS NEW OWNER:] [SEND TAX BILLS TO:] [MAP-PARCEL NO.]

Charles DeBray and Bob Bass	Same	Map: 72-5
9581 Highway 96 West		Parcel: 29
Franklin, TN 37064		

This instrument prepared by: Joseph V. Ferrelli, Attorney, 102 Woodmont Boulevard, Suite 200, Nashville, Tennessee 37205.

Davidson County DEEDWARR
Recvd: 03/31/05 11:20 3 pg
Fees:18.00 Taxes:333.00

20050331-0035002

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Ethel Thompson, unmarried** (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto **Charles DeBray, married and Bob Bass, married, as tenants in common,** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being the westerly 30 feet of East 130 feet of Block "B" Section One, Rothwood Subdivision, as of record in Book 1424, page 134, Register's Office for said County, and described as follows:

Beginning at a point in the north margin of Trinity Lane, 125 feet west of the center line of Ambrose Avenue, and running thence North 3 deg. East paralleling Ambrose Avenue, 180 feet more or less to a point in the south line of a 20-foot alley; thence with the south line of said 20-foot alley, north 87 deg. West 30 feet; thence south 3 deg. West and paralleling Ambrose Avenue, 180 feet more or less to the north margin of Trinity Lane; thence with the north margin of said Lane, easterly 30 feet to the point of beginning.

Included in the above but specifically excluded therefrom is that portion thereof condemned in fee simple and being more particularly described in the Consent Judgment of record in Book 4314, page 155, said Register's Office.

Being the same property conveyed to Winton L. Thompson and wife, Marian H. Thompson by deed of record in Book 1881, page 95, said Register's Office, the interest of Marian H. Thompson, also known as Marion Thompson having been vested in Winton Lee Thompson by Final Decree of the Sumner County Chancery Court, Docket No. 6128 filed April 20, 1973 and the said Winton L. Thompson, also known as Winton Lee Thompson having since died. The Will of Winton L. Thompson of record in Will Book 57, page 191, Sumner County Chancery Court devised the subject property to Ethel Thompson.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Davidson County taxes for 2005, a lien, but not yet due and payable.
2. Matters shown on the Plan of record in Book 1424, page 134, said Register's Office.
3. Title to that portion of the premises embraced within the bounds of any streets, roads, or highways.
4. Easement for a slope of record in Book 4314, page 155, said Register's Office.

This is improved property commonly known as 917 East Trinity Lane, Nashville, Tennessee 37207.
[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $90,000.00.

Affiant

Subscribed and sworn to before me this 30th day of MARCH, 200___.

Notary Public

My Commission Expires:_____

NOTARY PUBLIC AT DAVIDSON COUNTY, TENNESSEE EXPIRES 07/19/08

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 30TH day of MARCH 2005.

By: _____
Ethel Thompson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ethel Thompson, with whom I am personally acquainted, (or proved to me on the bass of satisfactory evidence), and who, upon oath, acknowledged she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30TH day of MARCH, 2005.

Joseph V. Ferrelli
Notary Public

My Commission Expires: _____

