Davidson County DEEDWARR
Recvd: 03/31/05 15:48 2 pgs
Fees:13.00 Taxes:53.65
20050331-0035195

#242

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Successful Survivors, Inc.	**(New Owner)**	**Map 82-3-**
1209 Jackson St.		**Parcel 372**
Nashville, TN 37208		

This instrument prepared by: Southern Land Title & Escrow, Inc., 934 Oldham Drive, Suite 100-A, Nolensville, TN 37135

Return to:

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, **John Warner Lewis,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Successful Survivors, Inc., a Tennessee Corporation,** (The "Grantee"), its successors, representatives and/or 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 Lot No. 26 on the Plan of Sharpe and Horn's First Addition of Northeast Nashville of record in Book 57, page 152, said Register's Office.

SAID Lot No. 26 fronts 50 feet on the westerly side of North 4th Street, or Lischey Avenue, and runs back between parallel lines with the southerly margin of Richardson, formerly Scott Avenue, 153 feet more or less, to an alley.

Being the same property conveyed to John Warner Lewis by final decree from Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 9895, page 620, said Register's Office.

This is investment property and has never been the primary residence of the Grantor.

This conveyance is subject to the following:

1. 2005 Taxes, a lien not yet due and payable.
2. All matters appearing of record in Plat Book 57, page 152, said Register's Office.

This is unimproved property located on **1124 Lischey Avenue, Nashville, TN 37207.**

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $14,500.00.

Affiant

Subscribed and sworn to before me this 24th day of March, 2005.

Notary public:

My Commission Expires MAR. 31, 2007

My Commission Expires: _____

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, its successors, representatives and/or assigns, forever.

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

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this **24th** day of **March, 2005.**

John Warner Lewis

[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 **John Warner Lewis**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged **HE** executed the within instrument.

WITNESS my hand and official seal at Nolensville, Tennessee, this **24th** day of **March, 2005.**

Notary Public

My Commission Expires MAR. 31, 2007

My Commission Expires:_____