File Box 8

PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 04/01/05 14:06 2 pgs
Fees:13.00 Taxes:625.30
20050401-0035569

W & I Ref:(_____) Title No: 46162
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Naomi R. Higginbotham 1143 Howard Avenue Nashville, Tennessee 37216	American Home Mortgage 7100 Commerce Way Suite 150 Brentwood, Tennessee 37027

TAX MAP-PARCEL NUMBERS: 072-03-113

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$169,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Shanna Dickerson, unmarried,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Naomi R. Higginbotham** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the easterly 50.00 feet of Lot No. 166 on the Plan of Inglewood Place of record in Book 332, page 101, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Said part of Lot No. 166 fronts 50.00 feet on the northerly side of Howard Avenue and runs back between parallel lines with the westerly margin of Katherine Street 205.0 feet to a dead line.

Being the same property conveyed to Shanna Dickerson by deed from Traci L. Hetherington, unmarried of record in Doc. No. 20040205-0014115, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2005, and subsequent years; All matters shown onThe Plan, with Owner's Certificate, of record in Plat Book 332 Page 101, said Register's Office.

This is improved property, known as: 1143 Howard Avenue, Nashville, Tennessee 37216

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of March, 2005.

Shanna Dickerson

State of TENNESSEE

County of DAVIDSON

On this 30th day of March, 2005 , before me the undersigned authority, personally appeared Shanna Dickerson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $169,000.00

Affiant

Sworn and subscribed before me this the 30th day of March, 2005

My Commission Expires: _____

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public