Davidson County DEEDWARR
Recvd: 04/28/05 14:38 3 pgs
Fees:18.00 Taxes:173.90

20050428-0047513

THIS INSTRUMENT PREPARED BY:
MUDTER, MORGAN & PATTERSON
2000 Richard Jones Road
Suite 103
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 23563
File Box 9B – GEM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $47,000.00

Affiant

Subscribed and sworn to before me, this 12 day of November, 2004.

Notary Public

My Commission Expires: 5/28/06

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information:
Vera McDonald 102 39th Avenue, North Nashville, TN 37209	New Owner	Map: 60-12 Parcel: 13.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, WAYNE MCDONALD ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to VERA MCDONALD ("Grantee"), her heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2915 Highland Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, her heirs and assigns, forever.

And Grantor covenants that he is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds himself, his heirs and assigns to warrant and forever defend the title to said real estate to Grantee, her heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 12th day of November, 2004.

WAYNE MCDONALD, by R. Eddie Davidson
his Attorney-in-Fact

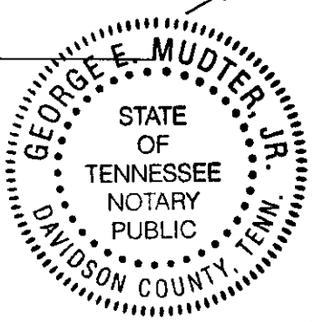
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, R. Eddie Davidson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said Wayne McDonald and is authorized by the said Wayne McDonald to execute this instrument on his behalf.

Witness my hand, at office, this 12th day of November, 2004.

Notary Public

My Commission Expires: _____



My Commission Expires JULY 19, 2008

Exhibit "A"

Land in Davidson County, Tennessee, being Lots Nos. 17 and 18, Block "B" on the on the Plan of Highland Park, as of record in Plat Book 974, page 33, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Wayne McDonald by Quitclaim Deed dated September 13, 2004 from Linda M. Moody of record in Instrument No. 20040912-0109982, Register's Office for Davidson County, Tennessee.