Davidson County DEEDWARR
Recvd: 05/05/05 08:11 2 pgs
Fees:13.00 Taxes:397.75

20050505-0050293

WARRANTY DEED

G-AMS-05-1611

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,500.00

Janet M Hosale Mozella M Young
Affiant

Subscribed and sworn to before me, this 29th DAY OF April, 2005.

Notary Public

MY COMMISSION EXPIRES: 11/24/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mozella Young	EquiFirst Corporation	
1611 Wheeless Street	500 Forest Point Circle	
Nashville, Tennessee 37208	Charlotte, NC 28273	081-11-0 265.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JANET M. HOSALE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MOZELLA YOUNG AN UNMARRIED WOMAN,, hereinafter called the Grantee(s), their heirs and assigns, that 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, TO-WIT:

BEING A TRACT OF LAND DESIGNATED AS PARCEL 265 ON AN UNRECORDED SURVEY BY T. SCOT CHERRY, R.L.S. NO. 1512, CHERRY LAND SURVEYING, 622 WEST IRIS, NASHVILLE, TN 37204, DATED 10/28/04 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN AT THE INTERSECTION OF 17TH AVENUE NORTH AND WHELESS STREET; THENCE ALONG THE SOUTHERLY MARGIN OF WHELESS STREET NORTH 53 DEG. 29' 00" EAST 33 FEET TO AN IRON PIN; THENCE SOUTH 36 DEG. 34' 58" EAST 90 FEET TO AN IRON PIN; THENCE SOUTH 53 DEG. 29' 00" WEST 33 FEET TO AN IRON PIN; THENCE ALONG THE MARGIN OF 17TH AVENUE NORTH, NORTH 36 DEG. 34' 58" WEST 90 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JANET M. HOSALE BY WARRANTY DEED FROM LOW INCOME HOUSING PARTNERS #2, LLC, RECORDED ON NOVEMBER 19, 2004 IN INSTRUMENT NO. 20041119-0139321, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. Said property is not the primary or marital residence of the within named grantor.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 1611 Wheeless Street, Nashville, Tennessee 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 29th day of April, 2005.

Janet M. Hosale
Janet M. Hosale

STATE OF Tennessee
COUNTY OF Davidson

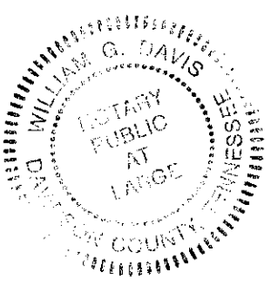
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Janet M. Hosale, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 29th day of April, 2005.

Notary Public

My Commission Expires: 11/24/07

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903