This instrument prepared by:
Dennis Clifton Wright, Attorney
632 West Old Hickory Boulevard
Madison, Tennessee 37115-3514

Davidson County DEEDWARR
Recvd: 05/17/05 10:20 3 pgs
Fees:18.00 Taxes:499.50
20050517-0055406

WARRANTY DEED

Address new owner as:
Martin Ray, etux. Shirley S. Ray
~~4032 Marydale Drive~~ 1200 Old Hickory Blvd.
Nashville, Tennessee 37207

Send tax bills to:
Same

Map-Parcel
Map 41-8
Par 5

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Charles J. Waterson, ("Grantor"), have this day bargained and sold, and do hereby transfer and convey to Martin Ray and wife, Shirley Ray, ("Grantees"), their heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows:

PLAT I

Land in Davidson County, Tennessee, being the northerly part of Lot No. 30 on the Plan of Hickory Acres, Section 1, not of record, and a triangular portion of land lying between said Lot No. 30 and Lot No. 29 on the Plan of Hickory Acres, Sec. 2, of record in Book 2330, page 117, Register's Office for said County, described together according to a copy of a survey made by Cantrell and Morrison, Engineers, as follows:

Beginning at a point in the westerly margin of Marydale Drive at the corner of said Lots Nos. 29 and 30; thence along the southerly line of Lot No. 29, north 61 deg. 21' west 66.97 feet and north 40 deg. 34' west 120.5 feet to a point; thence south 48 deg. 25' west and along the line between Lots Nos. 30 and 31 on the unrecorded plan of Hickory Acres, Section 1, 98.4 feet to a point in said line; thence south 36 deg. 35' east 212.7 feet to a point in the westerly margin of Marydale Drive; thence northeastwardly along said margin of said Drive, 133.6 feet to the point of beginning.

PLAT II

Land in the 11th Councilmatic District of Davidson County, Tennessee, described as follows:

Beginning at a monument in the southwest corner of Lot 28 of Hickory Acres, Sec. 2, as of record in Book 2330, page 117, Register's Office for Davidson County, Tennessee, and running south 40° 34' E. 185 feet, more or less, with the southwest line of Lot No. 29 to the northwest corner of property conveyed to Jack J. Forte and Wife, Ruth Russell Forte; thence with the westerly line of Forte's property in a southerly direction some 40 feet, more or less, to the corner of the lot owned by J. Hoyt Hoover and Wife, marked by a metal post, and thence in a northerly direction with the northeast boundary of Hoover's property 195 feet to the monument of the beginning. This forming a triangular strip of land containing some 4,000 sq. ft. more or less.

Being the same property conveyed to Charles J. Waterston by Quitclaim deed from Wanda McWhorter Waterston, of record in Book 5287, page 76, Register's Office for Davidson County, Tennessee.

This is improved property known as 4006 Marydale Drive, Nashville, Tennessee.

The above described property is not the residence of the Grantor.

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

And I, the Grantor, covenant with the Grantees that I am lawfully seized and possessed of said land in fee simple; that I have a good right to convey it, and that the same is unencumbered, except as otherwise herein set forth, and subject to restrictive covenants of record and for real property taxes for the year 2005.

And I, the Grantor, further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

This description is the same used in the previous deed of record.

WITNESS my hand this 16th day of May, 2005.

Charles J. Waterston

CHARLES J. WATERSTON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles J. Waterston, 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 executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of May, 2005.

DENNIS WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $135,000.00.

AFFIANT

Subscribed and sworn to before me, this 16th day of May, 2005.

NOTARY PUBLIC

DENNIS WRIGHT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 22, 2007

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.