FILE BOX 45

WARRANTY DEED

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Jane R. Parris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of May, 2005

Notary Public:

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Jane R. Parris	JP Morgan Chase Bank, NA	Map 96
262 Cumberland Cir.	5409 Maryland Way	Group 5
Nashville, TN 37214	Brentwood, TN 37027	Parcel 23

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Eura A. Van Atta

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Jane R. Parris, unmarried
hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, BEING Lots Nos. 15 and 16 on an un-recorded Map of a Resubdivision of Lots Nos. 87, etc., on the Map of Bluefields, of record in Book 843, page 34, Register's Office for said County, said lots being a part of original Lot No. 87, said Resubdivision not being of record and described according to a copy of a survey thereof made April 6, 1940, by Z. J. Wilkinson, Surveyor, as follows: BEGINNING at a point in the southerly margin of Cumberland Circle at the corner of Lots Nos. 16 and 17, which point is 92 feet west of the original corner of Lots Nos. 87 and 88 of the Bluefields Subdivsision; thence with the line between Lots Nos. 16 and 17, southerly to a point in the north margin of a 2-foot reserved strip, being approximately 100 feet east of the common southerly corner of original Lots Nos. 87 and 88; thence easterly 260 feet, along the margin of said 2-ffot reserved strip to the corner of Lots Nos. 14 and 15 of said Resubdivision; thence with the line between said lots, northwesterly to the southerly margin of Cumberland Circle at a point which is 26 feet southwesterly from the original corner of Lots Nos. 86 and 87 of said Bluefields Subdivision; thence with the margin of said circle, southwesterly around a slight curve, 156 feet to the point of beginning.

Being the same property conveyed to Carl E. Van Atta and wife, Eura A. Van Atta by deed from Carl E. Van Atta, Eura A. Van Atta and L.D. Richards, of record in Book 3278, page 541. See also deed of record in Book 1973, page 412, said Register's Office. The said Carl E. Van Atta now deceased.

This conveyance is made subject to: (1) 2005 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 843, Page 34; and (3) Sanitary Sewer Easement of record in Book 6209, Page 398, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 262 Cumberland Cir., Nashville, TN 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 hand this 27th day of May, 2005.

Eura A. Van Atta
Eura A. Van Atta

Davidson County DEEDWARR
Recvd: 05/31/05 09:39 2 pgs
Fees:13.00 Taxes:647.50

20050531-0060748

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 Eura A. Van Atta, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of May, 2005.

My Commission Expires: 1/24/09

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.