PREPARED BY (AND RETURN TO):

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W & I Ref:(_____) Title No: 46454
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/09/05 14:02 2 pgs
Fees:13.00 Taxes:1396.75
20050609-0066183

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Theodore Joseph Pins Shasta Nicole Sides 241 Cherokee Road Nashville, Tennessee 37205	New Owner

TAX MAP-PARCEL NUMBERS: 103-12-009

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$377,500.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kimberly B. Himes, married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Theodore Joseph Pins , unmarried and Shasta Nicole Sides , unmarried, tenants in common,** 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 Lot No. 34 of Block L on the Plan of Cherokee Park, Third Section, as of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 60 feet on the west side of Cherokee Road and runs back between lines, 140.79 feet on the north line and 138.77 feet on the south line to a dead line in the rear, on which it measures 60.0 feet.

Being the same property conveyed to Kimberly B. Himes, unmarried by deed from Michael S. Wise and wife, Kathleen L. Wise of record in Book 10226, Pg. 766 Register's Office for said County.

Daniel P. Himes, spouse of Kimberly B. Himes, joins in this conveyance solely to convey any and all marital interest he may have in subject property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2005, and subsequent years; The Plan, with Owner's Certificate, of record in Book 843 Pages 2 and 3, said Register's Office, which Plan shows a 35 foot minimum building setback line from Cherokee Road.

This is improved property, known as: 241 Cherokee Rd., Nashville, Tennessee 37205

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 8th day of June, 2005.

Kimberly B. Himes

Daniel P. Himes

State of TENNESSEE
County of DAVIDSON

On this 8th day of June, 2005 , before me the undersigned authority, personally appeared Kimberly B. Himes and Daniel P. Himes , 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 $377,500.00

Affiant

Sworn and subscribed before me this the 8th day of June, 2005

My Commission Expires: 7-29-06 JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public