Davidson County DEEDWARR
Recvd: 06/24/05 11:26 2 pgs
Fees:13.00 Taxes:92.50

20050624-0072858

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 25,000.00

Affiant

Subscribed and sworn to before me, this the 24th day of June, 2005.

Notary Public
My commission expires:

NOTARY PUBLIC AT LARGE
Joe Vaulx Crockett, III
My Commission Expires
January 24, 2009
STATE OF TENNESSEE

This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

Address New Owner:	**Send Tax Bills To:**	**Map/Parcel No.**
Nashville Rescue Mission 639 Lafayette Street Nashville, Tennessee 37203	Same	81-8 / 382

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, BILLY WAYNE RICKLES, II ("GRANTOR"), unmarried, has bargained and sold, and by these presents does transfer and convey unto NASHVILLE RESCUE MISSION ("GRANTEE"), a Tennessee nonprofit corporation (formerly known as Nashville Union Mission), its successors and assigns, certain land in Nashville, Davidson County, Tennessee, being more particularly described below, together with all right, title and interest of GRANTOR in and to any easements, alleyways, streets, and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). Said land is described as follows:

Land in Davidson County, Tennessee, being part of Lot Nos. 222 and 224 in the North Nashville Real Estate Company's Plan of Lots, as shown on plat of record in Plat Book 21, page 105, Register's Office for Davidson County, Tennessee.

Beginning on the northerly margin of Garfield Street (formerly Foster Street) at a point 40 feet westerly from the westerly margin of Seventh Avenue North (formerly Vine Street); thence parallel with said Avenue, northwardly 103 feet 11 inches to the line between Lots Nos 224 and 226; thence westwardly with said line 40 feet; thence

parallel with the first line southwardly 103 feet 11 inches to the northerly line of the margin of Garfield Street; thence with said margin eastwardly 40 feet to the point of beginning.

BEING the same property conveyed to GRANTOR by Quitclaim Deeds of record as Instrument No. 20050324-0032219 and No. 20040126-0009662, Register's Office for Davidson County, Tennessee.

This is improved property located at 702 Garfield Street, Nashville, Tennessee 37208.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to real property taxes for the current year which will be paid by GRANTEE.

TO HAVE AND TO HOLD the Property, together with all appurtenances, estate, title and interest thereto belonging to GRANTEE, its successors and assigns, forever.

GRANTOR covenants with the said GRANTEE that he is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR further covenants and binds himself, his heirs, successors, representatives, and assigns to warrant and forever defend the title to the Property to GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 24th day of June, 2005.

Billy Wayne Rickles II

aka Bill Rickles

Billy Wayne Rickles, II

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 BILLY WAYNE RICKLES, II, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 24th day of June, 2005.

Notary Public

My Commission Expires: _____

JOE VAULX CROCKETT III STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

NOTARY PUBLIC
AT LARGE
Joe Vaulx Crockett, III
My Commission Expires
January 24, 2009
STATE OF TENNESSEE

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