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 $ 71,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of June, 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:
Sheila F. Tidwell	NEW OWNER	Map 71
P.O. Box 291985		Group 4
Nashville, TN 37229		Parcel 6

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

Larry Jordan and wife, Mattie Jordan

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Sheila F. Tidwell and Connie M. Williams, both unmarried, as tenants in common with right of survivorship
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:

Being the easterly 65 feet of Lot No. 33 on the Plan of John L. Gordon's Subdivision, of record in Book 843, Page 61, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 33 fronts 65 feet on the northerly side of Gordon Terrace and extends back between lines 269 feet, more or less, on the westerly line and 272 feet, more or less, on the easterly line to a dead line in the rear, measuring 65 feet, more or less.

BEING the same property conveyed to Larry Jordan, a married person by deed from Secretary of Veterans Affairs, of record in Book 10455, Page 964, dated May 9, 1997, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 1380, Page 221, Register's Office for said County.

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 61, said Register's Office.

The said Mattie Jordan joins in this conveyance to convey any and all marital interest he/she may have in said property.

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 127 Gordon Terrace, Nashville, TN 37207

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 our hands this 29th day of June, 2005.

Larry Jordan

Mattie Jordan

Davidson County DEEDWARR
Recvd: 07/05/05 10:08 2 pgs
Fees:13.00 Taxes:262.70

20050705-0076648

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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 Larry Jordan and Mattie Jordan, 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 29th day of June, 2005.

My Commission Expires: 1/24/09

Notary Public

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