FILE BOX "7"

Davidson County DEEDWARR
Recvd: 07/06/05 13:36 2 pgs
Fees:13.00 Taxes:425.50

20050706-0077491

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43922

WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of June, 2005

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adenike Marie Davidson	First Horizon Home Loan Corporation	72-8-15
3704 Inglewood Circle South	P. O. Box 146	
Nashville, TN, 37216	Memphis, TN 38101	

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, I/WE,

James C. Oliver, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Adenike Marie Davidson, 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:

BEING Lot No. 3, Block "B" on the Map of Inglewood Terrace, as of record in Book 1130, page 1, Register's Office for said County, and shown on a revised and corrected Map of Lots 1 to 8 of said Block, not of record, by Pete Mayer, Surveyor, in March and June 1946, and described according to said Mayer Survey as follows:

BEGINNING at a point in the southeasterly margin of Inglewood Circle South, at a set marker, the corner of Lots No. 2 and 3, on said Revised Plan, which said point is South 53 degrees 30' West 135.5 feet from a marker at the beginning of a turn of said Inglewood Circle South into Stratford Avenue, said point also being South 53 degrees 30' West 155.5 feet from the intersection of the southeast line of Inglewood Circle South and the westerly margin of Stratford Avenue, if extended, disregarding the curve at the intersection of said street; thence with the line between Lots No. 2 and 3, South 34 degrees 15' East 133.5 feet to a point, which is South 58 degrees West 160.5 feet from the margin of Stratford Avenue; thence South 58 degrees West 80.25 feet to the corner of Lots 3 and 4; thence with the line between said lots, North 34 degrees 15' West 127.5 feet to the margin of Inglewood Circle South; thence with the margin of the same, North 53 degrees 30' East 80.0 feet to the Beginning.

BEING the same property conveyed to James C. Oliver, an unmarried person, by Warranty Deed from Rebecca Lynne Ferrar, an unmarried person, of record in Instrument No.: 20020528-0064389, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 3704 Inglewood Circle South, Nashville, TN 37216

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/our hand(s) this 28th day of June, 2005

James C. Oliver

James C. Oliver

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named James C. Oliver, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of June, 2005

Notary Public

My Commission Expires: 7/29/2006

