RETURN TO:
GRISSIM TITLE & ESCROW, LLC
2309 Crestmoor Road, Suite 300
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 10/28/05 15:22 2 pgs
Fees:13.00 Taxes:138.75

20051028-0130662

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is ~~$37,500.00~~. Affiant Subscribed and sworn to before me, this 20th day of October, 2005. Notary Public My Commission Expires: 1-24-2009

JEFFREY M. GRISSIM NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 24, 2009

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Matthew Strader 8465 Old Charlotte Pike Fegram, TN 37143	SAME	Map 74-14-078 12DA 19395 Map 71-14-079 12DA 19400 Map 71-14-080 12DA 19405

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **STEPHEN E. RAY**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MATTHEW STRADER**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot Nos. 8, 9 and 10 on the Map of W. G. Bush's Tract of record in Book 421, page 24, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Steve E. Ray by Successor Trustee's Deed dated December 20, 2002, Andrew B. Gibson, Successor Trustee, of record as Instrument No. 20021220-0157495, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to Matters shown on the Plan of record in Book 421, page 24, Register's Office for said County.

Subject property is not the usual place of the Grantor or his spouse.

This is unimproved property known as 112, 112B, 114 Fern Avenue, 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 Grantee, his heirs and assigns, forever; and I covenant with the said Grantee that I am lawfully seized 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; and further covenants and binds himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 20th day of October, 2005.

Steve E. Ray

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **STEVE E. RAY**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20th day of October, 2005.

Notary Public

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 24, 2009

My Commission Expires: _____