PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

W & I Ref:(gj) Title No: 46851
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 12/29/05 15:04 2 pgs
Fees:13.00 Taxes:240.50
20051229-0156341

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
James Randolph Smith 2735 Larmon Avenue Nashville, Tennessee 37204	SAME

TAX MAP-PARCEL NUMBERS: 080-12-055

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$65,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Crystal L. Gray, unmarried** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **James Randolph Smith** 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. 130, on the Plan of Bordeaux Hills, Section 4, of record in Book 3600, page 49, Register's Office for said County.

Said Lot No. 130 fronts 69.97 feet on the northwesterly side of Mexico Drive and extends back 126.15 feet on the northeasterly line an 89.95 feet on the southwesterly line to a dead line in the rear, measuring 57.51 feet thereon.

Being the same property conveyed to Crystal L. Gray, unmarried by deed from Elizabeth Moore, individually and as sole heir of the estate of Ethel Odom of record in Doc. No. 20020423-0049886 Register's Office for said County. Restriction contained in instrument of record in Book 3765, page 141, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 3600 Page 49, said Register's Office, which Plan shows a 30 foot minimum building setback line from Mexico Drive and a 15 foot easement for public utility and drainage purposes along the rear line(s).

This is improved property, known as: 3205 Mexico Drive, Nashville, Tennessee 37218

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 28th day of December, 2005.

Crystal L. Gray

Crystal L. Gray

State of Tennessee

County of Davidson

On this 28th day of December, 2005 , before me the undersigned authority, personally appeared Crystal L. Gray, 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.

Notary

State of Tennessee My Commission Expires JULY 21, 2007

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $65,000.00

Affiant

Sworn and subscribed before me this the 28th day of December, 2005

Notary Public

My Commission Expires: CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007