Davidson County DEEDWARR
Recvd: 01/03/06 08:42 2 pgs
Fees:13.00 Taxes:135.05
20060103-0000117

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Tony Lynn Parrish, et ux 735 Florence Circle Madison, TN 37115	Same as New Owner	Map 34-09 Parcel 89

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, WHITT'S AUTO SALES, INC., a Tennessee Corporation, hereinafter referred to as the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto TONY LYNN PARRISH and wife, CLAUDIA K. PARRISH, hereinafter referred to as 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 Lots Nos. 26, 27 and 28 of Block "A" of Edenwold City, as of record in Book 421, page 123, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Whitt's Auto Sales, Inc. by deed from E. B. Smith, Jr. of record in Book 9037, page 319, Register's Office for Davidson County, Tennessee.

The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.

The current mailing address for said property is 117 Shakespeare Avenue, Madison, TN 37115.

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 the GRANTOR does covenant with the said GRANTEES, that the Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and warrants that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 2005, which are a lien, but not yet due and payable, and will be paid, in full, without proration, by the GRANTOR. Real property taxes for the taxable year 2006 will be paid in full, without proration, by the GRANTEES.

2. Any and all matters as they may appear on the plan of record in Book 421, page 123, said Register's Office.

And, the GRANTOR does further covenant and bind itself, its 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.

WITNESS our hands on the day and date last acknowledged below.

"GRANTOR"

WHITT'S AUTO SALES, INC.
A Tennessee corporation

BY: _____
RUBY J. WHITT, President

"GRANTEES"

_____
TONY LYNN PARRISH

_____
CLAUDIA K. PARRISH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TONY LYNN PARRISH and wife, CLAUDIA K. PARRISH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 28th day of December, 2005.

_____
NOTARY PUBLIC

HOMER R. AYERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE MY COMMISSION EXPIRES SEPTEMBER 7, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared RUBY J. WHITT, with whom I am personally acquainted and who acknowledged herself to be the President of Whitt's Auto Sales, Inc., the bargainor, a corporation, and as such President, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation by herself as President.

WITNESS my hand and official seal, this the 28th day of December, 2005.

_____
NOTARY PUBLIC

HOMER R. AYERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE MY COMMISSION EXPIRES SEPTEMBER 7, 2009

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $36,500.00.

_____
Affiant

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

_____
NOTARY PUBLIC

HOMER R. AYERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE MY COMMISSION EXPIRES SEPTEMBER 7, 2009