WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FORTHIS TRANSFER IS **$110,000.00**

Melissa Woodward
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 27 DAY OF APRIL, **2006.**

NOTARY PUBLIC

MY COMMISION EXPIRES 3/17/07
(AFFIX SEAL)

NOTARY PUBLIC SAM VASKE AT LARGE DAVIDSON COUNTY TN

Davidson County DEEDWARR
Recvd: 05/03/06 12:27 2 pgs
Fees:13.00 Taxes:407.00
20060503-0051218

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 907 RIVERGATE PKWY D1
GOODLETTSVILLE TN 37072

Address New Owner(s) As Follows:	*Send Tax Bills To:*	Map and Parcel Number:
JESSE I. PICKETT	**SAME**	**081-11-0176.00**
1705 ½ 17TH AVENUE NORTH		
NASHVILLE, TN 37208		

FOR AND IN CONSIDERATION OF THE SUM OF **$110,000.00**, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JOHNNY BURROUGHS, A MARRIED MAN JOINED BY HIS WIFE,
Linda Burroughs

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

JESSE I. PICKETT, AN UNMARRIED MAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN PARCEL OR TRACT OF LAND IN **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the northerly half of Lot No. 392, on the Map of McGavock, Wetmore and other's Second Addition to Nashville, called the Addition to the town of McGavock, as of record in Book 21, Page 41, Register's Office for said County.
Said part of Lot No. 392 fronts 50 feet on the westerly side of 17th Avenue North, formerly James Street, and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Johnny Burroughs by Warranty Deed from Beth Boone, Successor Trustee of the Harold Ray Testamentary Trust dated 09/03/04 and filed for record 09/13/04 in Instrument No. 20040913-0110276, Register's Office for Davidson County, Tennessee.

This ( )Unimproved
(X) Improved property is known as: **1705 ½ 17TH AVENUE NORTH NASHVILLE, TN 37208**

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 not 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 ever 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 hand this 27th day of **APRIL, 2006**

Johnny Burroughs
JOHNNY BURROUGHS

Linda Burroughs
Linda Burroughs

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, **JOHNNY BURROUGHS AND** Linda Burroughs, the named bargainor(s), with whom I am personally acquainted and/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 and official seal at _____, **Tennessee.**

This 27th day of **APRIL, 2006.**

LISA M. DAKE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN

Notary Public

My Commission Expires: 3/17/07