06082277

OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00 .

Phillip Brigandine
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 15th DAY OF September, 2006

Jo Ann Smith
NOTARY PUBLIC

My Commission expires: 5-22-2010

JO ANN SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 22, 2010

THIS INSTRUMENT PREPARED BY:

Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, North, Nashville, TN 37219

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
METROPOLITAN DEVELOPMENT AND HOUSING AGENCY	SAME	92-6-520
(NAME)	(NAME)	
P. O. BOX 846		92-6-522
(ADDRESS)	(ADDRESS)	92-6-524
Nashville, TN 37202		92-6-603
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 40,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

EDGAR COVINGTON

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

METROPOLITAN DEVELOPMENT AND HOUSING AGENCY

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

SEE ATTACHED "A"

Davidson County DEEDWARR
Recvd: 09/18/06 15:32 3 pgs
Fees:18.00 Taxes:148.00
20060918-0115543

This is unimproved (X) improved ( ) property, known as 701 Lena Street; 705 Lena Street; 709 Lena Street; and 710 26th Avenue, North
(House Number) (Street) (City) (State) (Zip)

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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 15th day of September, 2006.

Edgar L. Covington
EDGAR COVINGTON

INDIVIDUAL ACKNOWLEDGMENTS:

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 EDGAR COVINGTON, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 15th day of September, 2006.

My Commission expires:
5-22-2010

JO ANN SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 22, 2010

Jo Ann Smith
Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____ _____
Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

Tract 1:

Being the easterly part of Lot No. 21 on the Map of Roth's Subdivision of Lot 22 of the McNairy property, of record in Book 57, page 147, Register's Office for Davidson County, Tennessee, described as follows:

Said part of said lot fronts 81 feet on the west side of 27th Avenue, North, and runs back between lines 116 feet on the north line and 122 feet on the south line along the north margin of Clifton Avenue to an alley on which it measures 42 feet.

Being the same property conveyed to EDGAR COVINGTON, by deed of record in Book 11675, page 399, said Register's Office.

Tract 2:

Being the northerly 30 feet of Lot 20 and the southerly 15 feet of Lot 19 on the Map of Roth's Subdivision of Lot 22 of the McNairy Property in Book 57, page 147, Register's Office for Davidson County, Tennessee, described as follows:

Said parts of Lots join and front together 45 feet on the west side of 27th Avenue North, and extend back westwardly between parallel lines 116 feet to the easterly margin of a 10 foot alley and measure together 45 feet on said alley.

Being the same property conveyed to EDGAR L. COVINGTON, by deed of record as Instrument No. 20000120-0006605, said Register's Office.

Tract 3:

Being Lot No. 18 on the Map of A. Roth's Subdivision of Lot No. 22 of Dr. Boyd McNairy's Addition of record in Book 57, page 147, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 18 fronts 50 feet on the westerly side of Lena Street and runs back between parallel lines, 116 feet to an alley.

Being the same property conveyed to EDGAR COVINGTON, by deed of record as Instrument No. 20020910-0109400, said Register's Office.

Tract 4:

Being Lot No. 36, on the Plan of Buchi's Subdivision of Lot No. 20, McNairy's Subdivision, of record in Book 421, page 66, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to EDGAR COVINGTON, by deed of record as Instrument No. 20020725-0089151, said Register's Office.

THE PROPERTY HEREIN DESCRIBED AND CONVEYED IN THIS INSTRUMENT IS NOT THE USUAL PLACE OF RESIDENCE OF THE GRANTOR, HIS SPOUSE OR DEPENDENTS.