6

WARRANTY DEED

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF APRIL, 2007.

Notary Public

MY COMMISSION EXPIRES: ~~November XX, 2008~~ 11/22/2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
, 30 Burton Hills Blvd. Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fannie Battle Day Home for Children, Inc. a Not-for-Profit organized and existing under the laws of	Fannie Battle Day Home for Children, Inc. a Not-for-Profit organized and existing under the laws of	82-16-368
(NAME)	911 (NAME)	
913 Shelby Street	~~913~~ Shelby Street	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Nashville, TN 37206	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Toshia Ramey, an unmarried person HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fannie Battle Day Home for Children, Inc., a Not-for-Profit incorporated and existing under the laws of the State of Tennessee, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 22 on the Plan of W.W. Totten's Addition, as for record in Book 57, page 22, Register's Office for said County.

Said Lot No. 22 fronts 50 feet on the northerly side of Shelby Avenue, and runs back between parallel lines, 175 feet to an alley.

BEING the same property conveyed to Toshia Ramey by Warranty Deed from Brenda Ellen Blackwell joined by her husband Melvin Blackwell dated November 23, 2005 in Instrument No. 20051129-0143285 in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 913 Shelby Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; and we do 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 forever 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 11th day of April, 2007.

Davidson County DEEDWARR
Recvd: 04/16/07 11:10 2 pgs
Fees:13.00 Taxes:440.30
20070416-0045163

Toshia Ramey
Toshia Ramey

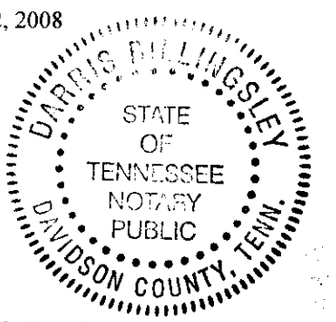
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, of State and County aforesaid, personally appeared **Toshia Ramey** with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself/themselves to be the person(s) who executed the foregoing instrument for the purpose therein contained, and that he/she/they executed the same as his/her/their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 11th day of April, 2007.

Commission expires: November 22, 2008



My Commission Expires NOV. 22, 2008

Darris Billingsley

Darris Billingsley Notary Public