This Instrument Prepared By:
Marshall L. Hix, Esquire
HIX & GRAY, PLC
315 Deaderick Street
Suite 1230
Nashville, Tennessee 37238

Davidson County DEEDWARR
Recvd: 01/16/09 09:06 3 pgs
Fees:18.00 Taxes:185.00

20090116-0004135

Address New Owner	Send Tax Bills To:	Map & Parcel Nos.:
Ronald Zimmerlee et ux 4040 Sussex Drive Nashville, TN 37207	SAME	Map 83-01 Parcel No. 125.00

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Marsha Lee Trisdale and Maudine Jacobs and Margaret Harper and Michael Wesley Lindsey**, (herein referred to as "Grantor") have this day bargained and sold and, by these presents, do hereby transfer and convey unto **Ronald Zimmerlee and wife, Deborah Zimmerlee** (herein referred to as "Grantee"), their heirs and assigns, forever in fee simple, the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being the easterly 55 feet of Lot No. 30 on the Map of W. H. Hyronemus Addition, of record in Book 161, page 174, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 30 fronts 55 feet on the northerly side of Grand Avenue, or Bailey Street, and runs back between parallel lines with the westerly margin of an unnamed 50 foot street, 168 feet to an alley.

Being the same property conveyed to Wilson R. Jones and wife, Grace A. Jones by deed dated March 26, 1945 from Ewing C. Marshall and wife, Mary S. Marshall, of record in Book 1320, page 274, Register's Office for Davidson County, Tennessee. Grace A. Jones died in 1962 and Wilson R. Jones and Sarah Newman Jones married. Wilson Ransom Jones and Wilson R. Jones were one and the same person and he died testate on March 13, 2003 with his will being probated under Docket 07-P461, Davidson County Probate. The will devises said property to his wife, Sarah Newman Jones, for life and upon her death, to Marsha Lee Trisdale, Maudine Jacobs, Margaret Harper and Michael Wesley Lindsey. Sarah Newman Jones was one and the same person as Sarah Kathleen Jones and she died on October 12, 2008.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, their heirs and assigns, in fee simple, forever.

Grantor covenants with the Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable subdivision plans, zoning and building regulations, all visible easements, restrictions and limitations of record, and 2009 real estate taxes, which are prorated and assumed by the Grantee.

Grantor further covenants with the Grantee and binds themselves, their heirs and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS as of the 15th day of January, 2009.

GRANTOR:

Marsha Lee Trisdale

Marsha Lee Trisdale

Sylvia Maudine Jacobs

Maudine Jacobs

Margaret E. Harper

Margaret Harper

Michael W. Lindsey

Michael Wesley Lindsey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $50,000.00.

AFFIANT

Subscribed and sworn to before me, this 15th day of January, 2009.

NOTARY PUBLIC

My Commission Expires:
3-21-09

SHARI A. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is improved property known as 933 Gleeda Avenue, Nashville, TN 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Marsha Lee Trisdale, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th day of January, 2009.

Notary Public

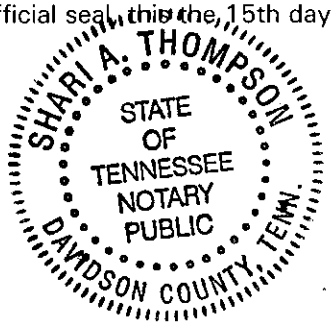
My Commission Expires:
3-21-09

SHARI A. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Maudine Jacobs, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th day of January, 2009.



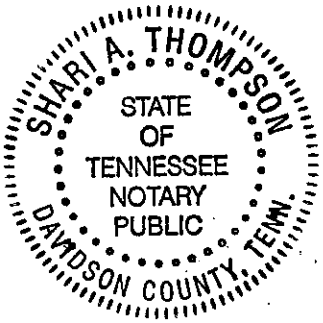
Notary Public

My Commission Expires:
3-21-09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Margaret Harper, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th day of January, 2009.



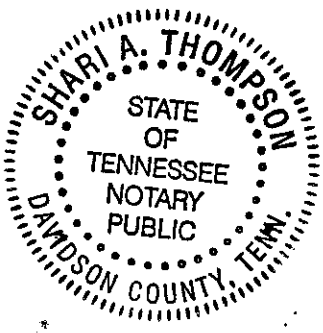
Notary Public

My Commission Expires:
3-21-09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Michael Wesley Lindsey, with whom I am personally acquainted (or proved to me on 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, this the 15th day of January, 2009.



Notary Public

My Commission Expires:
3-21-09