WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th day of March, 2009

Notary Public: Zana C. Petty

MY COMMISSION EXPIRES: 11/22/10
(AFFIX SEAL)

ZANA C. PETTY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Charles M. White	NEW OWNER	Parcel ID:
6020 Mt. Pisgah Road		08107017800
Nashville, TN 37211		

FOR AND IN 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

Steve Ganaway

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

Charles M. White

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 the southerly part of Lots Nos. 36 and 37 on the Plan of George Shield's 2nd Addition to North Nashville as of record in Book 57, Page 146, Register's Office for said County, described as follows:

Beginning at a stake at the northwesterly intersection of 18th Avenue, North, as widened and located and the north line of St. Louis Avenue; thence with the margin of St. Louis Avenue westerly 108.6 feet to a stake at the corner of Lots 37 and 38; thence with the line between said lots, northerly 92.4 feet to a stake which is 57.6 feet south from the south margin of an alley; thence southeasterly 16.4 feet to a stake; thence northeasterly 45.8 feet to a stake in the west margin of 18th Avenue, North, as aforesaid, being 37.5 feet southeasterly from the margin of said alley; thence with the margin of 18th Avenue, North, southeasterly 127.56 feet to the point of beginning.

Being the same property conveyed to Steve Ganaway by Quitclaim Deed from Ernest Black and Timothy Harris of record in Instrument 20071220-0146283, said Register's Office. See also deed of record in Book 11640, Page 947, said Register's Office.

This conveyance is made subject to: (1) 2009 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 57, Page 146, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved (X)

This is Improved ( ) property, known as 1901 Dr D B Todd Jr. Blvd., 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 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 5th day of March, 2009.

Steve Ganaway

Davidson County DEEDWARR
Recvd: 03/09/09 10:35 2 pgs
Fees:13.00 Taxes:111.00

20090309-0020578

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 Steve Ganaway, 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 at Nashville, Tennessee, this 5th day of March, 2009.

My Commission Expires: 11/22/10

Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.