WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/19/10 15:37 2 pgs
Fees:13.00 Taxes:140.60
20100719-0056438

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$38,000.00**

Affiant

Subscribed and sworn to before me this 15 day of July, 2010.

Notary Public
My Commission expires: 8/13/11
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
The 1400 Stainback Avenue Trust, First Jordan, LLC, as Trustee	SAME	071-15-0-191.00
P.O. Box 791		
Joelton, TN 37081		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Myrlan Rhodes and Gary Rhodes**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **The 1400 Stainback Avenue Trust, First Jordan, LLC, as Trustee**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Betty Rhodes, wife of Myrlan Rhodes, and Brenda Rhodes, wife of Gary Rhodes join inthis conveyance ot convey any and all marital rights they may have in and to said property.

Being Lots Nos. 159 and 160 on the plan of Highland Land Company's Subdivision, of record in Book 421, page 14, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lots Nos. 159 and 160 front 25 feet each on the westerly side of Stainback Avenue, and run back between parallel lines 175 feet to an alley, said Lot No. 159 running back with the northerly margin of Marie Street

* Seller derivation on following page

The property is subject to any and all existing easements and restrictions as shown of record including the following:

This is improved property known as: **1400 Stainback Avenue, Nashville, TN 37207**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 July 15, 2010.

Myrlan Rhodes
Myrlan Rhodes

Gary Rhodes
Gary Rhodes

Betty Rhodes
Betty Rhodes

Brenda Rhodes
Brenda Rhodes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Myrlan Rhodes and wife, Betty Rhodes and Gary Rhodes and wife, Brenda Rhodes** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this July 15, 2010

My commission expires 8/23/11

Notary Public

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

***Being the same property conveyed to Myrlan Rhodes and Gary Rhodes, by deed from Charles G. Ellis and wife, Corynne D. Ellis, on February 9, 1990, of record in Book 8045, page 942, Register's Office for Davidson County, Tennessee.**

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 8/23/11

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY