THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $75,000.00.

W. Daniel Robinson
Affiant

Sworn to and subscribed before me this 10 day of April, 2013.

NOTARY PUBLIC

My Commission Expires: 5-20-14

ROBERT F. SPANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans:T20130030051 DEEDWARR
Recvd: 04/12/13 10:36 2 pgs
Fees:13.00 Taxes:277.50
20130412-0036409

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
W. Daniel Robinson, etal	Same	09205022500
1109 Joseph Avenue		
Nashville, TN 37207		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Morris B. Haddox**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **W. Daniel Robinson and Daniel L. Robinson**, hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, described as follows:

Lots 1 and 2 of the Fisk University Plan, Block 28, recorded in the Register's Office for Davidson County, Tennessee.

Said Lots Nos. 1 and 2 front together 50 feet on 32nd Avenue, North, and run back between parallel lines 150 feet.

Being the same property conveyed to Morris B. Haddox and wife, Linelle W. Haddox by deed from James H. Chandler and wife, Elzer S. Chandler, of record in Book 4125, page 854, Register's Office for Davidson County, Tennessee, Morris B. Haddox and Linelle W. Haddox having since

divorced, said divorce decree being of record in Book 5788, page 948 and Book 7036, page 337, Register's Office for Davidson County, Tennessee, the said Linelle W. Haddox having quitclaimed her interest in said property to Morris B. Haddox by deed of record in Instrument No. 20130412-0036407, Register's Office for Davidson County, Tennessee

This is property known as 902 32nd Avenue, North, Nashville, TN 37209.

The above legal description is the same as was on the prior deed of record. The draftsman makes no warranty as to the accuracy thereof.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and Grantor does covenant with the said Grantee 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 Grantor does further covenant and bind myself, my heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 10th day of April, 2013.

Morris B Haddox
MORRIS B. HADDOX
by Nathan Haddox
Attorney in Fact.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 10th day of April, 2013, before me personally appeared Nathan E. Haddox, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Morris B. Haddox, and acknowledged that such person executed the same as the free act and deed of Morris B. Haddox.

Witness my hand and official seal this 10th day of April, 2013.

ROBERT F. SPANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Robert F Spann
NOTARY PUBLIC

My Commission Expires 5-20-14.