File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20130049945 DEEDWARR
Recvd: 06/13/13 14:45 2 pgs
Fees:13.00 Taxes:1665.00
20130613-0060640

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 52592
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary K. Heath 2016 12th Avenue Nashville, Tennessee 37204	SunTrust Mortgage, Inc. 401 Commerce Street, Suite 6100 Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 10509022200

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$450,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Suzanne M. Warren, Trustee of the Dana E. Warren Prime Trust**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mary K. Heath** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of A.B. Hill's Subdivision of Plant Lands, of record in Book 332, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 51 feet on the Easterly side of 12th Avenue South, formerly Kayne Avenue, and runs back 150 feet on the Northerly line and 154 feet on the southerly line, with the Northerly margin of Thornton Avenue, to an alley on which measures 54.5 feet.

Included in this conveyance, but excluded from this description is the property conveyed to the Metropolitan Development and Housing Agency as described in the Deed of Record in Book 4824, page 549, Register's Office for Davidson County, Tennessee, described as follows:

Being part of Lot No. 4 on the Plan of A.B. Hill's Subdivision of the Plant Lands, of record in Book 332, page 65, Register's Office for said County.

Partial Taking

Beginning at a point, said point being located at the intersection of the eastern margin of 12th Avenue, South, and the northern margin of Alley 634; thence along the eastern margin of 12th Avenue South, in a northerly direction a distance of 51 feet, more or less, to the northern property line of said parcel; thence along the northern property line of said parcel; in a easterly direction a distance of 8 feet; more or less, to a point; thence along a line in a southerly direction a distance of 32 feet, more or less, to a point at which this line becomes tangent to a 20-foot radius; thence along a 20-foot radius in a southeasterly direction a distance of 27.23 feet, more or less, to the point at which the northern margin of Alley 634 is tangent to this radius; thence along the northern margin of Alley 634 in the westerly direction a distance of 27 feet, more or less, to the point of beginning and containing 510 square feet, more or less.

Being the same property conveyed to Suzanne M. Warren, Trustee of the Dana E. Warren Prime Trust by Warranty deed from Cornerstone Investments, Inc., dated August21, 2009 and recorded on August 25, 2009 of record in Doc. No. 20090825-0080145, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2013, and subsequent years; All Matters shown on the Plan, with Owner's Certificate, of record in Book 332 Page 65, said Register's Office.

This is improved property, known as: 2016 12th Avenue South, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of June, 2013.

Suzanne M. Warren

Suzanne M. Warren, Trustee of the Dana E. Warren Prime Trust for Dana E Warren Prime Trust

State of Oklahoma

County of Tulsa

Before me, the undersigned, personally appeared Suzanne M. Warren, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as Trustee of the Dana E. Warren Prime Trust and the execution of the foregoing instrument as such Trustee for the purposes therein contained.

Witness my hand and official seal, at office in ~~Tennessee~~ Oklahoma this the 12th day of June, 2013.

JENNIFER L. HORGAN NOTARY PUBLIC IN AND FOR STATE OF OKLAHOMA TULSA COUNTY

Notary Public

My Commission Expires: May 22 2014

Commission #: 02008908

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $450,000.00

Affiant

Sworn and subscribed before me this the 13th day of June, 2013

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: March 3, 2015

Widoc: Deed Wty—12/92