[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Linda J. Gezley		
426 Rosehill Drive	New Owner	MAP:025-11-0
Goodlettsville, TN. 37072		
		PARCEL: 002.00

[This instrument prepared by: Robert J. Notestine, III, 104 Woodmont Blvd, Ste. 115]
[Nashville, Tennessee 37205 99-10-9741]

RECEIPT # 066342
DEED REFERENCE
DEC -3 AM 8:42
DAVIDSON COUNTY TN

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Robert N. Dutton, (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, Linda J. Gezley (The "Grantee"), her heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of Ranchwood Estate, Section III, Goodlettsville, Tennessee, and of record in Plat Book 3300, page 59, Register's Office for Davidson County, Tennessee.

Said Lot No. 69 fronts 105 feet on the southerly side of Rosehill Drive and runs back between lines 405.73 feet on the easterly line and 354.23 feet on the westerly line to a broken line in the rear upon which it measures 117.06 feet thereon.

Being Described Parcel "A" not an individual building site on Ranchwood estates, Section III.

Said Parcel A fronts 115.95 feet on the southerly side of Rosehill Drive and runs back between line 354.23 feet on the easterly line and 262.69 feet on the westerly line to a dead line in the rear upon which it measures 259.16 feet thereon.

Being the same property conveyed to Robert N. Dutton by Trustee's Deed from Robert J. Notestine, III, Trustee of record in Book 11366, page 865, Register's Office, Davidson County, Tennessee.

This conveyance is subject to:

1. County and City Taxes for the year 2000 and subsequent years,
2. Plan of Record of record in Book 3300, page 59, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record in Book 3398, page 479, Register's Office for Davidson County, Tennessee
4. Easement for Water and Sewer Services of record in Book 10015, page 613, and Book 9330, page 968, Register's Office for Davidson County, Tennessee.
5. Agreement for Dedication of Easement for Sanitary Sewer of record in Book 5847, page 952, Register's Office for Davidson County, Tennessee.

12/03/1999 10:01 03CHECK 717.70

This is improved property known as 426 Rosehill Drive, Goodlettsville Tennessee 37072.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for this
[transfer is $191,000.00
[
[
[Subscribed and sworn to before me this
[1st day of December, 1999.
[
[
[
[My Commission Expires: 1-25-2003

Affiant

Notary Public

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 1st day of December, 1999.

Robert N. Dutton

Robert N. Dutton

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 1st day of December, 1999, before me personally appeared Robert N. Dutton, to me known to be the person who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of December, 1999.

Notary Public

My Commission Expires: 1-25-2003

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11767 PAGE 69

CO	- CONVEYANCE	CC	- CERTIFIED COPY	MISC	- MISCELLANEOUS
MO	- MORTGAGE	REL	- RELEASE	CO TX	- STATE TAX CONVEY
WD	- WARRANTY DEED	UCC	- UNIFORM COMMERCIAL CODE	MO TX	- STATE TAX MORT
TD	- TRUST DEED	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

066420
USER'S REFERENCE

99 DEC -3 AM 8:42
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	191000.00
CON TX	706.70
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	717.70
CHECK	717.70

12/03/99 01 08:43 0001 7778

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1545372