Bk 4&B

This instrument prepared by:
Kay P. Housch, BPR# 010995
Beaty & Housch, P.C.
214 Second Ave. North, Suite Two
Nashville TN 37201

FILE NO: 9900732

WARRANTY DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Roy T. Resha	(NAME) Same	Map 043-13-0
(STREET ADDRESS) 121 Draper Drive	(STREET ADDRES	Parcel 173
(CITY) (STATE) (Zip) Goodlettsville TN 37072	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **GWENDOLYN O. GREGORY**, an unmarried person, have this day bargained and sold, and do hereby transfer and convey unto the said **ROY T. RESHA and JOANN RESHA**, husband and wife, the Grantees herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot 12 of Block "F" on the Plan of Forest Park Subdivision at Madison, Tennessee, as of record in Book 843, page 44, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Gwendolyn O. Gregory by deeds of record in Book 6945, page 881, and Book 7663, page 296, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $26,000.00.

Subscribed and sworn to before me this the 7th day of January, 2000.

Affiant

Kay B. Housch, Notary Public
My commission expires 9/29/2001

This is improved property, known as 246 Maple Street, Madison, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

Whenever 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 7th day of January, 2000.

Gwendolyn O. Gregory

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REC'D FOR REC 01/07/2000 4:39:44PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $96.20

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **GWENDOLYN O. GREGORY**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of January, 2000.

Kay B. Housch, Notary Public
My Commission Expires: 9/29/2001

ENCUMBRANCES:

1. 2000 and subsequent years real property taxes, a lien, but not yet due and payable.
2. Subject to setback lines, easements, and all matters as shown of record in Plat Book 843, page 44, Register's Office of Davidson County, Tennessee.