Instr:200003160027200 Page: 1 OF 2
REC'D FOR REC 03/16/2000 3:02:55PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $403.30

WARRANTY DEED

GERRY E. RAGLE, IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires AUG. 5, 2002

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,000.00

Robin L. Gillespie
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF MARCH, 2000.

Notary Public

My Commission Expires: 8-5-02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SETTLEMENT SERVICES OF TENNESSEE, LLC, 121 FIRST AVE. SUITE 210, FRANKLIN, TENNESSEE 37064 (615) 591-1156

Address of New Owners As Follows:	Send Tax Bills To:	Map Parcel No.
Anthony Igharo and wife, Lucy Igharo 516 Danley Court Antioch, TN 37013	Franklin Financial Mortgage 210 East Main Street Franklin, TN 37064	162-03-0 245.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **ROBIN L. GILLESPIE (FORMERLY ROBIN L. IVEY) AND HUSBAND, GERRY GILLESPIE**, hereinafter called Grantor have bargained and sold, and by these presents do transfer and convey unto **ANTHONY IGHARO AND WIFE, LUCY IGHARO**, hereinafter called Grantee, their heirs and assigns, a certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit.

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Haywood Hills, Section One, of record in Book 4460, page 156, Register's Office for said County.

Said Lot No. 42 fronts 80.47 feet on the easterly margin of Danley Court and extends back 139.8 feet on the northerly line and 154.4 feet on the southerly line to a dead line in the rear, measuring 37.81 feet thereon.

Being the same property conveyed to Robin L. Ivey, a single person by warranty deed from Chester E. Williams and wife, Alice O. Williams and Deborah W. Harden (formerly Deborah M. Williams) and husband G. Y. Harden, of record in Book 8854, Page 429, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

Taxes for the year 2000 and subsequent years, a lien which is not yet due and payable.

Subject to restrictive covenants of record in Book 4691, page 667 and Book 4851, page 461, Register's Office for Davidson County, Tennessee.

All matters appearing on the Plan of record in Book 4460, page 156, Register's Office for Davidson County, Tennessee.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

unimproved: ( )
This is improved: (X) property, known as 516 Danley Court, Antioch, TN 37013.

N93180

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all person 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 March, 2000.

Robin L. Gillespie

Gerry Gillespie

Gerry Gillespie herein joins to convey any and all interest he may have in subject property by reason of his marital status.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, Robin L. Gillespie and Gerry Gillespie, within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, in Franklin, Tennessee, the 10th day of March, 2000.

Notary Public

My commission expires:

