THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
2123 Belcourt Avenue
Suite 104
Nashville, TN 37212

Instr:200004280042037 Page: 1 OF 2
REC'D FOR REC 04/28/2000 9:49:07AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $266.40

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Myra P. Brooks **4425 Gina Brook Drive** **Hermitage, Tennessee 37076**	***Same***	**086-16-054**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 72,000.00.

Myra P. Brooks
Affiant

Subscribed to and sworn before me this 27th day of April, 2000.

Notary Public

My Commission Expires: January 31, 2004

EVA M. LEMEH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

FOR AND IN CONSIDERATION of the sum of Seventy Two Thousand Dollars ($72,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, DAVE ROWLAND, a married man, the Grantor herein, has this day bargained and sold, and does hereby transfer and convey unto MYRA P. BROOKS, the Grantee herein, her heirs, legal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 135 on the Plan of Gina Brooke Subdivision as of record in Plat Book 5800, page 73, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DAVE ROWLAND by deed from DON R. HENDERSON, a married man, of record in Book 6226, page 896, Register's Office for Davidson County, Tennessee.

This is improved real property known as 4425-4427 Gina Brooke Drive, Hermitage, TN 37076. This is not the primary residence of the Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, her heirs, legal representatives, successors and assigns forever. The Grantor covenants with the said Grantee that he is lawfully seized and possessed of said real estate in fee simple, has good right to convey it, and that the same is subject to such limitations, restrictions and encumbrances as may affect the premises.

The Grantor further covenants and binds himself, his representatives, successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, her heirs, legal representatives, successors 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 gender.

Witness my hand this 27th day of April, 2000.

Dave Rowland

DAVE ROWLAND

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this 27th day of April, 2000.

Notary Public

My Commission Expires: January 31, 2004

EVA M. LEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN