WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00

Edward James O'Hara
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF APRIL, 2000.

Elizabeth E Triplett
Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

Instr:200005160048394 Page: 1 OF 2
REC'D FOR REC 05/15/2000 8:56:35AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $203.50

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward James O'Hara	GMAC Mortgage Corporation	82-3-204
(NAME)	(NAME)	
1011 Stockell Street	6 Cadillac Drive Suite 150	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37207	Brentwood, TN 37207	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Harold Dean Gregory and Maxie Darrell Gregory and Donald Elvin Gregory, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward James O'Hara married, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the northerly 10 feet of Lot No. 42, and the southerly 40 feet of Lot No. 43, on the plan of the Benedict Land Company's Subdivision of the Lindsley Tract, as of record in Book 332, Page 40, Register's Office for said County.

Said northerly part of Lot No. 42 and the southerly part of Lot No. 43, front together 5- feet on the east side of Stockell Street, and run back between parallel lines 170 feet to an alley.

Being the same property conveyed to Norman Carson Gregory, Harold Dean Gregory, Maxie Darrell Gregory, and Donald Elvin Gregory by Affidavit of Inheritance, by deed of record in Book 11371, Page 391, Register's Office for Davidson County, Tennessee and further conveyed from Norman Carson to Maxie Darrell Gregory and Donald Elvin Gregory by quitclaim deed in Book 11541, Page 729, Register's Office for Davidson County, Tennessee..

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐
This is improved ☒ property, known as 1011 Stockell Street, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 persons 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/our hand(s) this 28th day of April, 2000.

Donald Elvin Gregory

Donald Elvin Gregory

Harold Dean Gregory

Harold Dean Gregory

By Maxie Darrell Gregory P.O.A.

Maxie Darrell Gregory

Maxie Darrell Gregory

Maxie Darrell Gregory

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold Dean. Gregory, Maxie Darrell. Gregory, and Donald Elvin Gregory 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of April, 2000.

Commission expires: May 26, 2002

Elizabeth E Triplett

Elizabeth E. Triplett Notary Public