RECORD AND RETURN TO:
SATURN & MAZER TITLE SERVICES, INC.
FILE BOX "7"
SP 38890

THIS INSTRUMENT PREPARED BY:
Harris A. Gilbert
Wyatt, Tarrant & Combs
1500 Nashville City Center
511 Union Street
Nashville, Tennessee 37219
(615) 244-0020

Instr:20000613005907l Page: 1 OF 2
REC'D FOR REC 06/13/2000 1:37:47PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $832.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this matter is $225,000.00.

AFFIANT

Subscribed and sworn to before me, this 2nd day of June, 2000.

Notary Public

My Commission Expires: 9/28/2000

JOHN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 28, 2002

Address New Owners as Follows:

Amy Dortch
2706 West Linden Avenue
Nashville, TN 37212

Send Tax Bills To:

SOUTHTRUST MORTGAGE CORP.
210 WILDWOOD PARKWAY
BIRMINGHAM, AL 35209

Map-Parcel No.:

104-15-135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 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, **JENNIFER L. GILBERT, unmarried,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **AMY DORTCH, unmarried,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the easterly 50 feet of Lot No. 11 on the Plan of Sunset Park Subdivision of record in Book 332, page 132, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Said portion of Lot No. 1 fronts 50 feet on the northerly margin of West Linden Avenue (formerly Sunset Avenue) and extends back 163.25 feet on the westerly line and 163.1 feet on the easterly line, to a dead line on the rear, measuring 50 feet thereon.

Being the same property conveyed to Jennifer L. Gilbert by deed from Michelle Myers, unmarried, of record in Book 10958, page 183, Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record. No new legal description was prepared for this transfer.

This property is conveyed subject to:

1. 2000 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 332, page 132, Register's Office for said County.

This is improved property known as 2706 West Linden Avenue, Nashville, Tennessee 37212.

Power of Attorney of record in Book 11724, page 678 said Register' Office

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and she covenants with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same in unencumbered, unless otherwise herein set out; and further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomever. 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 our hands this 2nd day of June, 2000.

Jennifer L. Gilbert by Harris A. Gilbert, Power of Attorney

Jennifer L. Gilbert by Harris A. Gilbert,
Power of Attorney

State of Tennessee
County of Davidson

On this the 2nd day of June, 2000, before me personally appeared Harris A. Gilbert to me known to be the person who executed the foregoing instrument on behalf of Jennifer L. Gilbert as her Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said Jennifer L. Gilbert.

Witness my hand and official seal at Nashville, Tennessee this the 2nd day of June, 2000.

Notary Public

My Commission Expires:
9/28/2002

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 28, 2002