FB12
JLK

Instr:200008040077641 Page: 1 OF 2
REC'D FOR REC 08/04/2000 12:47:22PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $667.85

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
John M. Gore Helen W. Gore 2723 Berrywood Drive Nashville, TN 37204-2805		Map 118-07-0 Parcel 64

This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Richard McGahan, a single person and Cynthia McGahan, a single person (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto John W. Gore and wife, Helen W. Gore (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Berrywood Subdivision, Section 2, of record in Book 3106, page 14, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 96.0 feet on the southerly margin of Berrywood Drive, and runs back between lines measuring 199.4 feet on the westerly side and 151.8 feet on the easterly side to a deadline in the rear on which it measures 148.0 feet.

Included in the above description but expressly excluded from this conveyance, is a portion of Lot No. 8 containing 0.03 of an acre, more or less, which was conveyed to the State of Tennessee, for the use and benefit of the Department of Highways by deed of record in Book 4377, page 716, said Register's Office for Davidson County, Tennessee. The Grantors have subsequently divorced and a Decree of Dissolution was entered April 26, 2000 in Warren County, Kentucky.

Being the same property conveyed to Richard McGahan and wife, Cynthia McGahan by Warranty Deed from Jacqueline Paschall of record in Book 9820, page 514, said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This instrument is being executed in behalf of Richard McGahan and Cynthia McGahan pursuant to a Power of Attorney executed by them and being filed for record simultaneously herewith.

This conveyance is subject to:
1. Taxes for the year 2000 and subsequent years.
2. Plan of record in Plat Book 3106, page 14, said Register's Office for Davidson County, Tennessee.
3. Perpetual Easement of record in Book 4880, page 161, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 2723 Berrywood Drive, Nashville, Tennessee 37204-2805.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $180,500.00.
[
[
[Subscribed and sworn to before me this
[4th day of August, 2000.
[
[
[
[My Commission Expires:

John M. Gore
Affiant

Juanetta F. Rimer
Notary Public

JEANETTE L. RAMER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 26, 2003

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever. And Grantor does covenant with the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 4th day of July, 2000.

Richard McGahan
by: Vicky McMillen, Attorney in Fact

Cynthia McGahan
by: Vicky McMillen, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of August, 2000, before me personally appeared Vicky McMillen, to me known to be the person who executed the foregoing instrument on behalf of Richard McGahan and Cynthia McGahan and who acknowledged that she executed the same as the free act and deed of the said Richard McGahan and Cynthia McGahan.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of August, 2000.

Joseph V. Farrell, Jr.
Notary Public

My Commission Expires: 8/24/04