Davidson County DEEDWARR
Recvd: 11/02/00 14:26 2pgs
Fees:11.00 Taxes:495.80
20001102-0108966

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 31st day of October, 2000.

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

Notary Public

My Commission Expires: 7-26-03

My Commission Expires

WARRANTY DEED

Prepared by

RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214

TN TI 10814

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Marcus L. Hancher and Sharri A. Hancher
113 Smith Springs Court
Nashville, Tennessee 37217

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map/Parcel: 135-12-0-005.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Bradley S. Kash and wife, Stephanie M. Kash** hereinafter referred to as Grantors, hereby transfers and conveys to **Marcus L. Hancher, a married man** hereinafter referred to as Grantees, 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. 6 on the Plan of Springwood Place Subdivision of record in Plat Book 6200, page 911 in the Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Bradley S. Kash and wife, Stephanie M. Kash by Deed from Jack Williams Construction Company, Inc. of record in Book 9266, page 422 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2001, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 6200, page 911 in the Register's Office for Davidson County, Tennessee.

Easement for Water/Sewer of record in Book 7086, page 444 in said Register's Office.

Surveyor's Certificate of Correction of record in Book 8174, page 818 in said Register's Office.

All other easements and restrictions of record in said Register's Office.

County and/or City taxes for the year 2000 are a lien currently due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTEES paying their prorata share thereof to GRANTORS who will be responsible for payment of said taxes.

This is improved property known as 113 Smith Springs Court, Nashville, Tennessee 37217.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 hand this 31st day of October, 2000.

Bradley S. Kash

Stephanie Kash

Stephanie M. Kash

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bradley S. Kash and wife, Stephanie M. Kash, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of October, 2000.

Notary Public

My Commission Expires
My Commission Expires 7-26-03