WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF December 20 00

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

My Commission Expires OCT. 25, 2003

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William T. Minchey (NAME)	New Owner (NAME)	MAP 53-11
105 Hamblen Avenue (ADDRESS)	(ADDRESS)	PARCEL 38
Old Hickory, TN 37138 (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, Mark W. Hogsett, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William T. Minchey and wife, Dorothy A. Minchey

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:

Land in Davidson County, Tennessee, being Lot No. 6 of Block "D" on the Map of the Subdivision No. 3, Life and Casualty Insurance Company's Subdivision at Old Hickory, of record in Book 974, Page 11, Register's Office for said County, and a part of an unnumbered tract lying northeast of said lot between said lot and the Tennessee Central Railroad right-of-way, and described as follows:

Said lot and part of said tract in the rear of the same front 60 feet on the northeasterly side of Hamblen Avenue and runs back between parallel lines 325 feet to the right-of-way of the Tennessee Central Railroad.

BEING the same property conveyed to Mark W. Hogsett by deed from David A. Shofner and wife, Judy Carolyn Shofner, of record in Book 10594, Page 170, Register's Office for said County.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Book 974, Page 11, said Register's Office.

unimproved ( )
This is improved (X) property, known as 105 Hamblen Avenue, Old Hickory, TN 37138
(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 hand this 4th day of December, 20 00

Mark W. Hogsett

Davidson County DEEDWARR
Recvd: 12/05/00 08:57 2pgs
Fees:11.00 Taxes:240.13

20001205-0119173

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 Mark W. Hogsett, unmarried

the 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 _____, Tennessee, this 4th day of December 20 00.

Commission expires March 24, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 20_____ .

My commission expires _____

_____
Notary Public