PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 12/20/00 08:48 2pgs
Fees:11.00 Taxes:666.00
20001220-0124564

W & I Ref: (st) Title No: 41956
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Janet B. Gilmore 3410 Marlborough Avenue Nashville, TN 37212	Southtrust Mortgage Corporation 210 Wildwood Pkwy. Birmingham, AL 35209

TAX MAP-PARCEL NUMBERS: 104-6-95

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 180,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Terry A. Griffith, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Janet B. Gilmore,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the southerly part of Lots Nos. 84 and 85 on the Plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, pages 124 and 125, Register's Office for said County.

Beginning on the northwesterly margin of Marlborough Avenue, 147 feet southwest of the southerly margin of Acklen Avenue; thence northwestwardly 103.5 feet to the line between Lots No. 83 and 84; thence with the line between said two lots, southwardly 110 feet to the northwardly margin of an alley; thence with said alley; westwardly 75.5 feet to the northwestwardly margin of Marlborough Avenue; thence with same northeastwardly 88 feet to the beginning.

Being the same property conveyed to Terry A. Griffith by deed from Christopher D. Martin, II and Suzanne A. Fournier, husband and wife, of record in Book 10511, Page 55, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to: Taxes for 2001 and all subsequent years, and subsequent years; Subject to the matters setout on The Plan, with Owner's Certificate, of record in Plat Book 332, Page 124, said Register's Office.

This is improved property, known as: 3410 Marlborough Avenue, Nashville, TN 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of December, 2000.

Terry A. Griffith

Terry A. Griffith

State of Tennessee
County of Davidson

On this 15th day of December, 2000, before me the undersigned authority, personally appeared **Terry A. Griffith**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN
My Commission Expires MAY 30, 2004

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 180,000.00

Terry A. Griffith
Affiant

Sworn and subscribed before me on the 15th day of December, 2000.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN
My Commission Expires MAY 30, 2004