26-A

Davidson County DEEDWARR
Recvd: 12/20/00 12:35 3pgs
Fees:15.00 Taxes:425.50
20001220-0124727

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:

Tennessee Title & Escrow Co.
329 Union Street
P.O. Box 190632
Nashville, Tennessee 37219-0632
Box #26A

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $115,000.

Alphonzo D. Gaines
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 18 day of December, 2000.

Notary Public
My Commission Expires: 1/30/02

ANTHONY DUNCAN NOTARY PUBLIC AT LARGE WILLIAMSON TENN.

WARRANTY DEED

ADDRESS OF NEW OWNER(S):
Alphonzo D. Gaines
3412 Bruner Court
Nashville, TN 37211

SEND TAX BILLS TO:
Pulte Mortgage Corp.
Mortgage Operations Center
7475 South Joliet Street
Englewood, CO 80112

MAP-PARCEL NUMBERS:
134-9-141

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, **SOPHIA YOUNG-BUNCH and husband, COREY LAMONT BUNCH,** hereinafter referred to as Grantors, hereby transfer and convey to **ALPHONZO D. GAINES, an unmarried person,** 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:

See attached Exhibit "A" hereby incorporated by reference.

This conveyance is made subject to all conditions, restrictions and easements of record in the Register's Office of Davidson County, Tennessee.

Taxes for the current year have been prorated to date of closing and assumed by Grantee.

This is improved property known as: **3412 Bruner Court, Nashville, TN 37211.**

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**, his heirs and assigns forever, and we do covenant with the said **GRANTEE** 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 myself, our heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his 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 18 day of December, 2000.

Sophia Young-Bunch
SOPHIA YOUNG-BUNCH*

Corey Lamont Bunch by his attorney in fact Sophia Young-Bunch
COREY LAMONT BUNCH by his Attorney-in-Fact, SOPHIA YOUNG-BUNCH**

***SOPHIA YOUNG and SOPHIA YOUNG-BUNCH are one and the same person.**

****COREY LAMONT BUNCH joins in this conveyance to convey any and all interests he may have in said property because he is married to SOPHIA YOUNG-BUNCH.**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **SOPHIA YOUNG-BUNCH**, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand this 18 day of December, 2000.

Notary Public

My Commission Expires: 1/30/02

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **SOPHIA YOUNG-BUNCH**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **ATTORNEY-IN-FACT** of the maker (or a constituent of the maker) and is authorized by the maker (or by its constituent, the constituent being authorized by the maker,) to execute this instrument on behalf of the maker.

Witness my hand this 18 day of Dec., 2000.

Notary Public

My Commission Expires: 1/30/02

Exhibit A

Being Lot No. 114 on the Plan of Phase Two, Section One, Woodland Hills, of record in Plat Book 7900, Page 408, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Sophia Young and Nancy Mayberry by Deed from W.L. Bainbridge, Inc., a Tennessee Corporation, of record in Deed Book 10518, Page 599, Register's Office for Davidson County, Tennessee. Also being the same property subsequently conveyed to Sophia Young from Nancy Mayberry by two (2) Quitclaim Deeds, of record in Book 11494, Page 823 and as Instrument No. 20001220-0124725, said Register's office.

This conveyance is subject to Restrictive Covenants of record in Book 9055, Page 943, Register's Office for said County.