WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/19/01 08:48 2pgs
Fees:11.00 Taxes:610.13

20010119-0005754

Record & Return To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027
File No. 200111006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th Day of January, 2001

Notary Public

MY COMMISSION EXPIRES: My Commission Expires OCT. 25, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150 Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kent Gallaher and Marsha F. Gallaher	Bank of America Mortgage	Map 146-16.00
(NAME) 5112 Pritchett	(NAME) P.O. Box 2325	
(ADDRESS) Nashville, TN 37220	(ADDRESS) Coraopolis, PA 15108-6924	Parcel 177.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Roger D. Myers and wife, Almanda G. Myers**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Kent Gallaher and wife, Marsha F. Gallaher** hereinafter called the GRANTEE(S), 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. 963, on the Plan of Brentwood Hall, Section 9, of Record in Book 2331, page 92, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Roger D. Myers by Warranty Deed of record in Instrument No. 20001031-0108100, Register's Office of Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 2488, page 489, Register's Office for Davidson County, Tennessee; Easement as set out in Book 5103, page 890, RODC; Subject to all matters as shown on the Plan of Record in Plat Book 2331, page 92, said Register's Office.

This is unimproved ( )
improved(x) property, known as 5112 Pritchett Nashville TN 37220
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; 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 GRANTEE(S), 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/our hand(s) this 18th Day of January, 2001.

Roger D. Myers

Roger D. Myers

Almanda G. Myers

Almanda G. Myers

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, personally appeared Roger D. Myers and Almanda G. Myers, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 18th Day of January, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: My Commission Expires OCT. 25, 2003