Bankers Title

Davidson County DEEDWARR
Recvd: 06/15/01 12:10 2pgs
Fees:11.00 Taxes:1035.63
20010615-0063506

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $270,000.00

X _____
Affiant

Subscribed and sworn to before me, this 25th day of June, 2001

_____
Notary Public
My commission expires: July 27, 2004

R. L. MOORE NOTARY PUBLIC LARGO ATT. DAVIDSON COUNTY, TENN.

BOX 50-B
PREPARED BY:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203
RETURN TO:

Address of New Owner:	Send Tax Bills to:	Tax Information
Donald G. Gallent	Regions Mortgage Inc	Map 171-8
108 Settlement Court	605 South Perry Street	Group A
Brentwood, TN 37027	Montgomery, AL 36104	Parcel 146

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Francis D. Shaver Unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Donald G. Gallent and wife, Christie A. LaFevor Gallent, hereinafter called the Grantees, their successors 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. 146 on the Plan of Cottonport Plantation, Phase I, of record in Plat Book 6900, Pages 529 and 530, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Francis D. Shaver, Unmarried by deed from Radnor Homes, Inc. of record in Book 8512, Page 839, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 108 Settlement Court, Nashville, TN 37027

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 ~~25th~~ 7th day of June, 2001.

Francis D. Shaver _____
Francis D. Shaver

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Francis D. Shaver and , with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this ~~25th~~ 7th day of June, 2001.

Catherine R Vass
Notary Public

My Commission expires 5/30/2004

CATHERINE R. VASS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES MAY 30TH 2004