Return To:
First Title & Escrow
File Box 9B
#18049

THIS INSTRUMENT PREPARED BY :
Joe Vaulx Crockett, III
Suite 1050 American Center
3100 West End Avenue
Nashville, TN 37203

~~RETURN TO:~~
Richland Title & Escrow
3133 Long Bouelvard
Nashville, TN 37203

ADDRESS OF NEW OWNER:
Michael A. Morrissey
Emily S. Morrissey
724 Sweet Cherry Court
Nashville, TN 37215

SEND TAX BILLS TO:
Taylor, Bean & Whitaker
101 Northeast 2nd Street
Ocala, FL 34470

MAP-PARCEL NOS.
Map 131-06-H
Parcel 85
FB #07DA 93357

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **John W. Hays and wife, Karee Hays,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Michael A. Morrissey and wife, Emily S. Morrissey,** hereinafter called the Grantee, her successors and assigns, certain land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee being Lot No. 24 on the Plan of Village of Cherry Glen, Phase 4, as of record in Plat Book 9700, Page 664, 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 John W. Hays and wife, Karee Hays by deed from Cherry Glen Partners, L.P., a Tennessee limited partnership of record in Book 11174, Page 899, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to taxes for the current year and any and all matters shown on the referenced plan of record in said Register's Office.

This is improved property known as 724 Sweet Cherry Court, Nashville, TN 37215

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and Grantors do covenants 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 ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and representatives, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 16th day of July, 2001.

John W. Hays

Karee Hays

Davidson County DEEDWARR
Recvd: 07/19/01 12:16 2pgs
Fees:13.00 Taxes:1276.50

20010719-0076685

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 John W. Hays and Karee Hays, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within intrument for the purposes therein contained.

Witness my hand and official seal, this 16th day of July, 2001.

Notary Public

KIMBERLY R. DOUGHER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My commission expires:3/26/05

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $345,000.00.

Affiant

Subscribed and sworn to before me this 16th day of July, 2001.

Notary Public

GERALD G. PATTON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires
NOV. 29, 2003

My commission expires:_____