Box 520

This space for Register's Office:

Davidson County DEEDWARR
Recvd: 08/15/01 09:48 2pgs
Fees:13.00 Taxes:629.37
20010815-0088018

PREPARED BY (AND RETURN TO)
Robert W. Rutherford, Attorney at Law
214 Second Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER:
James Harney and Tracy Harney
1408 Whitetail Court
Hermitage, TN 37076

SEND TAX BILLS TO:
Owner

Tax Map : 87-2-16

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

For the consideration of Ten Dollars ($10.00), cash in hand paid,, the receipt and sufficiency of which is hereby acknowledged, We, **Roberto Gama and wife, Lydia E. Gama,** hereinafter called the **Grantor**, does hereby convey unto **James Harney and wife, Tracy Harney** , hereinafter called the **Grantees**, all right, title, interest, claim, or lien in and/or to that certain real property parcel of land, and any improvements and/or appurtenances thereto, situated and located in Davidson County, State of Tennessee, and legally described as:

Land in situated in Davidson County, and being Lot No. 22 on the Plan of New Hope Meadows, Phase I, First Revision, of record in Book 6900, Page 653, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Roberto Gama and wife, Lydia E. Gama, by deed of record in Book 8257, Page 948, Register's Office for said County.

This conveyance is subject to all matters appearing of record in Book 6900, Page 653, said Register's Office.

This is improved property known as 1408 Whitetail Court, Hermitage, TN 37076.

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 seized 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 CONVENANTS 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.

And I do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

IN WITNESS WHEREOF, We have hereunto set my hand and seal this ~~31st~~ 2nd day of ~~July~~ August, 2001.

Roberto Gama

Lydia E. Gama

State of Georgia
County Gwinnett

BEFORE ME, the undersigned authority, on this day personally appeared Roberto Gama and Lydia E. Gama, known to me to be the person whose name is subscribed to the foregoing document, who on oath stated to me that they executed the same for the purposes and consideration therein expressed, and acknowledged the same to be their free act and deed.

SUBSCRIBED AND SWORN TO BEFORE ME this ~~31st~~ 2nd day of ~~July~~ August, 2001.

Notary Public in and for the
State of Georgia

My Commission Expires: ~~Notary Public, Gwinnett County, Georgia~~
~~My Commission Expires May 16, 2004~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $ 170,100.00.

Affiant

Sworn ~~and subscribed~~ before me on 8-2-, 2001.

Notary Public

My Commission Expires: 2-20-05