WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 10/09/01 14:41 2pgs
Fees:13.00 Taxes:464.35

20011009-0110053

G-7087-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,500.00

X Frances M. Venson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF September, 2001

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frances M. Venson (NAME)	Cumberland Bank (NAME)	MAP 33
214 Dry Creek Pointe Court (ADDRESS)	101 Public Square (ADDRESS)	GROUP 4B
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Gallatin, TN 37066 (CITY) (STATE) (ZIP)	PARCEL 9

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sherry A. Leyshon, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances M. Venson, a married woman

HEREINAFTER CALLED THE GRANTEES, 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. 9 on the Plan of Dry Creek Pointe, Section One of record in Plat Book 7900, Page 737, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complee and accurate description thereof.

Being the same property conveyed to Sherry A. Leyshon, unmarried by deed from Fox Ridge Homes, Inc. of record in Book 9885, Page 703, Register's Office for Davidson County, Tennessee.

Julia Spencer executes this instrument as Attorney-In-Fact on behalf of Sherry A. Leyshon, pursuant to the Power of Attorney being recorded by Instrument Number 20011009-0110052 in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 214 Dry Creek Pointe Court, Goodlettsville, TN 37072
(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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 26th day of September, 2001

Sherry A. Leyshon
By: X Sherry A. Leyshon by Julia Spencer
Julia Spencer, Attorney-in-fact

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____ the bargainor ___, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, _____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office in _____, Tennessee on this the _____ day of _____, _____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of September, 2001, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JULIA SPENCER to me known to be the person who executed the foregoing instrument in behalf of SHERRY A. LEYSHON, and acknowledged that she executed the same as the free act and deed of the said JULIA SPENCER

Witness my hand and official seal at Goodlettsville, Tennessee, this the 26th day of September, 2001.

My Commission Expires: 11-25-03

Notary Public

STATE OF TENNESSEE
COUNTY OF

NOTARY PUBLIC AT LARGE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted (or proved to me on the basis of satisactory evidence), and who acknowledged to me that _____ is the _____ of _____, a Tennessee limited liability company, and that _____, being authorized so to, executed the within instrument for the puposes therein contained on behalf of the said _____, by signing _____ name as such _____.

Witness my hand and official seal at office, this the _____ day of _____, _____.

_____

Notary Public

My Commission Expires: _____