This space for Register's Office:

PREPARED BY (AND RETURN TO)
Robert W. Rutherford, Attorney at Law
Serenity Title & Escrow, LLC
504 Autumn Springs Court #18
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 01/07/02 15:54 2pgs
Fees:13.00 Taxes:397.75
20020107-0002404

**ADDRESS NEW OWNER:**
Gloria Gill
3049 Anderson Road
Antioch, TN. 37013

**SEND TAX BILLS TO:**
New Owner

Tax Map : 150-5-292

# 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, I, Gregory B. Irby, Unmarried, hereinafter called the **Grantor**, does hereby convey unto Gloria Gill, a single person, hereinafter called the **Grantee**, 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 Davidson County, Tennessee, being Lot No. 3 of Cherry Hills Subdivision, Section 9, of record in Plat Book 4660, Page 129, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Gregory W. Irby, unmarried by Quitclaim Deed from Susan B. Carr, unmarried by deed of record in Instrument No. 20010215-0014724, Register's Office for said County; the said Gregory W. Irby and Susan B. Carr having taken title to the subject property originally on December 5, 1995 by deed of record in Book 9881, Page 906, Register's Office for said County.

**This is improved property known as 3049 Anderson Road Antioch, TN. 37013.**

**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**, I have hereunto set my hand and seal this 14th day of December, 2001.

Gregory W. Irby

State of Tennessee
County of Davidson

BEFORE ME, the undersigned authority, on this day personally appeared Gregory W. Irby 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 her free act and deed.

SUBSCRIBED AND SWORN TO BEFORE ME this 14th day of December, 2001.

Notary Public in and for the
State of Tennessee

My Commission Expires: 2-20-05

---

**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 $107,500.00.

Affiant

Sworn and subscribed before me on 12-14, 2001.

Notary Public

My Commission Expires: 2-20-05