Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #02-1513

Davidson County DEEDWARR
Recvd: 10/11/02 14:53 2pgs
Fees:13.00 Taxes:464.35

20021011-0125401

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David J. Gleason, married,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Christine A. Niznik, unmarried,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:
To Wit:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of H. M. Doak's Subdivision, of record in Book 332, Page 22, Register's Office for Davidson County, Tennessee.

Said Lot fronts 50 feet on the southerly side of Douglas Avenue and extends back between parallel lines 174 feet to an alley.

Being the same property conveyed to David J. Gleason, married, by deed from Sandy J. Brady and wife, Lottie G. Brady, of record in Instrument No. 20000215001512G, Registers office for said County.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1414 Douglas Avenue, Nashville TN 37206.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants 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. 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 THE EXECUTION HEREOF this 10th day of October, 2002

David J. Gleason _____ Corinne R. Gleason _____

David J. Gleason

State of Tennessee)
County of Davidson)

X Corinne R. Gleason

On this 10th day of October, 2002, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named David T. Gleason, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 125,500.00.

X Christine A. Niznik
Affiant

Sworn and subscribed before me on this the 10th day of October, 2002.

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

Notary Public

My Commission Expires: 7-30-05

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Christine A. Niznik	Suntrust Bank	72-14-202
1414 Douglas Avenue	201 Fourth Avenue N/7th Floor	
Nashville, TN 37206	Nashville, TN 37219	