ADDRESS NEW OWNER and
SEND TAX BILLS:
SHELIA A. THOMAS
1413 Cranapple Cove
Nashville, Tennessee

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
50 - 3 - B - 154

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, ALICE F. GADSON and husband, J. ISRAEL GADSON, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to SHELIA A. THOMAS, hereinafter called GRANTEE, her heirs, successors and assigns forever, the following described property, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 72 on the Plan of Mulberry Downs, Phase 1-C of record in Plat Book 7900, Page 442, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Alice F. Gadson by deed of record in Instrument No. 20030130-0013151, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 1413 Cranapple Cove, Nashville, Tennessee .

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEE, her heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEE, her heirs, successors and assigns against the lawful claims of all persons whomsoever.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0999

Davidson County DEEDWARR
Recvd: 01/27/04 11:19 2pgs
Fees:13.00 Taxes:481.00
20040127-0010246

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Executed on this 15th day of January, 2004.

ALICE F. GADSON

J. ISRAEL GADSON

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, ALICE F. GADSON and husband, J. ISRAEL GADSON, the within named 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 instrument for the purposes therein contained.

Witness my hand at office this 15th day of January, 2004.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires JAN 25 2006

MONICA K. FRANKLIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TEXAS

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $130,000.00.

AFFIANT

Subscribed to and sworn before me, this the 23 day of January, 2004.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires Jan. 25, 2006

JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

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