THIS INSTRUMENT PREPARED BY:
Timothy L. Takacs, Attorney
201 Walton Ferry Road
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owner(s)	**Send Tax Bills To**	**Map-Parcel No.**
Robert & Gloria Cherry & Ruth Banasiewicz 1216 Harding Place Nashville, Tennessee 37215	Same	131-11-0-032.00

Warranty Deed

For and in consideration of the sum of $102,000.00, the receipt of which is hereby acknowledged, Robert H. Cherry, Jr. and wife, Gloria J. Cherry, Grantors, transfer and convey to Ruth M. Banasiewicz, Robert H. Cherry, Jr. and wife, Gloria J. Cherry, Grantees, a certain tract or parcel of land located in Davidson County, Tennessee:

Land in Davidson County, Tennessee. Being Lot No 39, on the map of Section I, Seven Hills, as of record in Book 2133, pages 81 and 82, Register's Office for said County, and described as follows:

Beginning at a point in the north margin of Harding Place at the corner of Lots 38 and 39; thence with the line between said lots, northerly 294 feet to the south line of Lot 40; thence with the line between Lots 39 and 40, westerly 196.3 feet to the east margin of Belmont Park Terrace; thence with the margin of the same, southerly 248.7 feet to the beginning of a curve; thence around said curve southeasterly 39.3 feet to the north margin of Harding Place; thence with the margin of the same, easterly 165 feet to the point of beginning.

Being the same property conveyed to Robert H. Cherry, Jr. and wife, Gloria J. Cherry by deed from The Estate of Paul H. Beasley, of record in Record Book 9163, Page 810, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1216 Harding Place, Nashville, Tennessee 37215.

The effect of this conveyance shall be to create a tenancy in common of the real estate in the Grantors and the Grantee.

TO HAVE AND TO HOLD the above described real estate, in the manner and degree herein set out, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining, unto the Grantee, Grantee's heirs, successors, and assigns, in fee simple forever.

GRANTORS do hereby covenant with the Grantee that Grantors are lawfully seized and possessed of this land in fee simple, has a good right to convey it, and that the same is unencumbered except for any encumbrances of record. Subject to Matters shown on Recorded Plan, Restrictions, and Matters of Record.

Grantors do further covenant and bind Grantors, its successors and assigns, to warrant and forever defend the title to this land to the Grantee, Grantee's heirs, successors, and assigns against lawful claims of all persons whomsoever claiming by, through or under Grantors, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject.

Davidson County DEEDWARR
Recvd: 12/19/05 09:08 2 pgs
Fees:13.00 Taxes:377.40
20051219-0151477

Signed on December 15, 2005.

Robert H. Cherry, Jr.
Robert H. Cherry, Jr., Grantor

Gloria J. Cherry
Gloria J. Cherry, Grantor

State of Tennessee
County of Sumner

Personally appeared before me, Robert H. Cherry, Jr., and wife, Gloria J. Cherry, Grantors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, on December 15, 2005.

Sandy M. Reynolds
Notary Public
My commission expires: 12-9-07

SANDY M. REYNOLDS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

State of Tennessee
County of Sumner

The actual consideration or value whichever is greater, for this transfer is $102,000.00. Subscribed and sworn to before me on December 15, 2005.

Ruth M. Banasiewicz
Ruth M. Banasiewicz, Affiant

Sandy M Reynolds
Notary Public
My commission expires: 12-9-07

SANDY M. REYNOLDS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY