THIS INSTRUMENT PREPARED BY:
Bluegrass Title Company
625 Johnny Cash Parkway, Ste. 3
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 07/09/03 08:52 2pgs
Fees:13.00 Taxes:721.50
20030709-0094424

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAXS BILLS TO:	MAP-PAR. NO.
Tricia Prather 1212 Curran Court Hendersonville, TN 37075	Same	151-09-0-A173.00

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Larry Vogt and wife, Monica Vogt, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Tricia Prather and husband, John Prather hereinafter called the Grantees, their heirs and assigns, that 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.173 on the Plan of Phase II, Section I, Long Hunter Chase, of record in Book 7900, pages 763 and 764, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Larry A. Vogt and wife, Monica Vogt from Radnor Homes, Inc. by Deed dated May 24, 1996 of record in Book 100662, ,page 76, said Register's Office

This is improved property known as: 4344 Cambridge Drive, 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 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 heir and assigns, against the lawful claims of all person whomsoever. Whenever 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 our hands this ~~20th~~ 27th day of June, 2003.

Larry A. Vogt

Monica H. Vogt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Larry Vogt and Monica Vogt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon their oath, acknowledge themselves to be the the within named bargainors, and that they, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, this ~~20th~~ 27th day of June, 2003.

My commission expires: 03/03/06

NOTARY PUBLIC

E. KEITH BELL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $195,000.00

Affiant

Subscribed and sworn to before me this 20th day of June, 2003.

NOTARY PUBLIC

My Commission Expires: 03/06/06

E. KEITH BELL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE