PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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W & I Ref: (SK) Title No: 44903

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 07/23/03 13:05 2pgs
Fees:13.00 Taxes:220.15
20030723-0103139

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
KISS Partners 3210 Orleans Drive #11 Nashville, Tennessee 37068	SAME

TAX MAP-PARCEL NUMBERS: 104-06-L-011

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$59,500.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned James L. Riggs and J. D. Barnes, hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **KISS Partners** 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:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No.11 of Orleans Condominium a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Exhibit "A"of record in Book 6437 page 536 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to James L. Riggs and J. D. Barnes by deed from Orleans, LTD, a Tennessee Limited Partnership of record in Book 6630, page 75, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2003, and subsequent years; Exhibit "A" to the Master Deed, with Owner's Certificate, of record in Plat Book 6437, Page 536, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 6437, page 536, By Laws in Book 6437, page 547, Book 6442, page 49, Book 6460, page 96, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 3210 Orleans Drive, Nashville, Tennessee 37068

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 seised 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 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.

WITNESS THE EXECUTION HEREOF this 21st day of July, 2003 .

James L. Riggs

J. D. Barnes

State of TENNESSEE
County of WILLIAMSON

On this 21st day of July, 2003 , before me the undersigned authority, personally appeared **James L. Riggs J. D. Barnes** , 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.

My Commission Expires: _____

JOHNSON COUNTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN
My Commission Expires MAY 29, 2005

Notary

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $59,500.00

Affiant

Sworn and subscribed before me this 21st day of July, 2003

Notary Public

My Commission Expires: _____

JOHNSON COUNTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN
My Commission Expires MAY 29, 2005