STATE OF TENNESSEE
COUNTY OF DAVIDSON

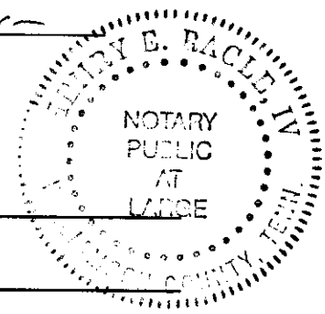
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $137,500.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 20th day of August, 2003.

Notary Public

My Commission Expires: 7/31/06



WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Hickory Hollow Title, LLC
301 S. Perimeter Park Drive
Suite 114
Nashville, TN 37211

Davidson County DEEDWARR
Recvd: 09/04/03 15:22 2pgs
Fees:13.00 Taxes:508.75
20030904-0128758

ADDRESS NEW OWNER(S) AS FOLLOWS:
Steven J. Brady and Keisha L. Williams
1324 Paulson Way
Antioch, TN 37013

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map & Parcel: 172-08-0-A-035.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **William N. Burton and Jennifer L. Burton (f/k/a Jennifer L. Boyd), husband and wife,** hereinafter referred to as Grantors, hereby transfers and conveys to **Steven J. Brady and Keisha L. Williams, joint tenants with rights of survivorship,** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Lot No. 35 on the Plan of Section 2-B Hunters Branch, of record in Book 6900, pages 336-337, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jennifer L. Boyd, unmarried, by Warranty Deed from Howard P. Danner, unmarried, of record in Book 10869, Page 16, Register's Office for Davidson County, Tennessee, dated December 29, 1997.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2003, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 6900, Page 336 & 337, said Register's Office.

Restrictive covenants contained in an instrument of record in Book 6601, Page 7,said Register's Office.

HOA Charter of record in Book 6632, Page 424, and Book 8923, Page 318, said Register's Office.

Conveyance of Common Area of record in Book 6612, Page 885, said Register's Office.

By-Laws of record in Book 6632, Page 429, said Register's Office.

Any and all visible easement lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2003, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 1324 Paulson Way, 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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEES**, their 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 my hand this 20th day of August, 2003.

William N. Burton

William N. Burton

Jennifer L. Burton

Jennifer L. Burton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William N. Burton and Jennifer L. Burton, husband and wife, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of August, 2003.

Notary Public

My Commission Expires: 7/31/05

NOTARY PUBLIC AT LARGE