This Instrument Was Prepared By:
Joe G. Bagwell, Attorney
8880 Cedar Springs Lane, Suite 105
Knoxville, TN 37923
2003070384

RETURN TO:
AMERICAN MORTGAGE CLOSERS
5110 MARYLAND WAY, STE 320
BRENTWOOD, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **The Millennial Enterprise, Inc.** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Jon Goad, married** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 30 day of December, 2003.

Davidson County DEEDWARR
Recvd: 01/02/04 13:00 3pgs
Fees:18.00 Taxes:540.20
20040102-0000574

The Millennial Enterprise, Inc
BY: _____
Title: President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, VARNIE BARKER with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the President of **The Millennial Enterprise, Inc**, the within named bargainor, a corporation, and that as such officer with full authority to do so, executed the foregoing instrument for the purpose therein contained, by personally singing the name of the corporation by himself/herself as such offer.

Witness my hand and official seal this 30 day of December, 2003.

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
Williamson County, TENN.

_____
Notary Public

My Commission Expires: 5 22 04

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$146,000.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 30 day of December, 2003.

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
Williamson County, TENN.

Notary Public

My Commission Expires: 5 22 04

Map and Parcel: 41-15-38.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Jon Goad
1160 Bellshire Drive
Nashville, Tennessee 37207

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Section VI, Bellshire Estates, of record in Book 2133, Page 129, Register's Office for said County.

Said Lot No 115 fronts 138.4 feet on the northerly margin of Bellshire Drive and extends back 321.2 feet on the easterly line and 175.00 feet on the westerly line to a dead line in the rear, measuring 200.9 feet thereon.

Map and Parcel 41-15-38.00

Being the same property conveyed to The Millennial Enterprise, Inc. from AmSouth Bank by Special Warranty Deed dated 11/01/02, recorded 11/15/02, in Instrument Number 20021115-0141700, Register's Office for Davidson County, Tennessee. Further conveyed to Amsouth Bank by Trustee's Quitclaim Deed from James C. Cotey dated November 30, 2001 and recorded December 6, 2001 in instrument #20011206-0134493, said register's Office.

Map and Parcel 41-15-38.00

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property.