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	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$250,000.00.** Affiant Subscribed and sworn to before me, this the 30th day of December, 2003. Notary Public My commission expires: My Commission Expires (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 01/06/04 17:05 2pgs
Fees:13.00 Taxes:925.00
20040106-0002198

THIS INSTRUMENT WAS PREPARED BY April 6, 2004
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Alfred Tate Rogers, Sr.	**New Owner**	**131-03-212.00**
3111 Forest Park Dr Nashville, Tn 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Donald Mark Simmons and Martha D. Simmons

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Alfred Tate Rogers, Sr. and wife, Martha Stone Rogers

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, being Lot No. 6 on the Plan of Lone Oak Court, as of record in Book 3300, Page 67, 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 Donald Mark Simmons and wife, Martha D. Simmons by deed from Winfrey Willis and Winfrey Willis, General Partner of the Winfrey Willis Family Limited Partnership, of record in Instrument #200009010086861, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2004 and subsequent years, easements, and restrictions of record if any.

This is improved (__X__) Unimproved (____) property, known as **4305 Castleman Court, Nashville, TN 37215**

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, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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/our hand(s) this 30th day of December, 2003.

Donald Mark Simmons

Martha D. Simmons
Martha D. Simmons

SUBJECT PROPERTY WAS NEVER USED AS THE PRINCIPAL RESIDENCE OF THE GRANTORS NAMED HEREIN.

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Donald Mark Simmons and wife, Martha D. Simmons,** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Brentwood, Tennessee on this **30th** day of **December, 2003.**

Notary Public

My Commission Expires:_____

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO., TN

My Commission Expires April 6, 2004