Prepared by:
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Davidson County DEEDWARR
Recvd: 02/03/04 16:46 2 pgs
Fees:13.00 Taxes:381.10

20040203-0013257

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $103,000.00

Christina R Kergosien
Affiant

Subscribed and sworn to before me, this 30 day of January 2004.

Notary Public
My commission expires: 4/21/07

AMY CROSS NANCE NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Gregory G. Kergosiens 810 Currey Road Nashville, TN 37217	Columbia National Incorporated 7142 Columbia Gateway Dr Columbia, MD 21046	120-9/29

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Waynard Andrew Holloway, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Gregory G. Kergosiens, a married person hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 153 on the Plan of Glengarry Park Subdivision, Section I, as of record in Book 2663, page 72, Register's Office for Davidson County, Tennessee.

Said Lot No. 153 fronts 92.0 feet on the easterly margin of Currey Road and runs back between lines measuring 228.3 feet on the northerly side and 253.0 feet on the southerly side to a dead line in the rear on which it measures 95.3 feet.

Being the same property conveyed to Ida Mae White of record in Book 5219, page 882, Register's Office for Davidson County, Tennessee. Ida Mae White having since died December 18, 2000. The Last Will and Testament of Ida Mae White having been filed of record in Instrument No. 20010713-0074926, conveying said property to Waynard Andrew Holloway, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) The dower, curtesy, homestead, community property, or other statutory marital rights, if any, of the spouse of any individual insured. 2) Rights or claims of parties in possession not shown by the public records. 3) Easements, or claims of easements, not shown by the public records. 4) Any discrepancies, conflicts, encroachments, servitudes, shortages in area and boundaries or other facts which a correct survey should show. 5) Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records. 6) Taxes for the year 2004, a lien, which are not yet due and payable. Tax Parcel No. 120-9/29 7) If improvements are completed after January 1 of any year, the Law requires supplemental assessment for the year in which improvements are completed as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of TCA 67-5-

603, et seq. 8) All matters shown on Plat recorded in Book 2663, page 72. 9) Restrictions as contained in Book 2743, page 231. 10) Easement(s) of record in Book 4159, page 164 and in Instrument No. 20011127-0129000 in the said Register's Office. 11)

This property is improved property known as 810 Currey Road, Nashville, Tennessee 37217

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 30 day of January, 2004.

Waynard Andrew Holloway

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 Waynard Andrew Holloway , 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, this 30th day of January, 2004.

Notary Public

My Commission expires: 4/21/07

AMY CROSS NANCE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

FILE NO: 04223