Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $155,900.00

Affiant

Subscribed and sworn to before me, this 18th day of February, 2004.

Notary Public
My commission expires:

ROBERT M. LOFFI
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Davidson County DEEDWARR
Recvd: 02/18/04 10:17 2pgs
Fees:13.00 Taxes:576.83
20040218-0018476

Address of New Owner:	Send Tax Bills to:	Tax Info
Michael B. Trammell	First Franklin Financial Corp.	172-12-B/17.00
1125 Crestfield Drive	112 Town Park Drive, Suite 6150	
Nashville TN 37211	Kennesaw, GA 30144	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Michael Sligar and Julie Wickwire, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Michael B. Trammell, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

LAND in Davidson County, Tennessee, being Lot No. 329 on the Plan of Bradford Hills, Section Three, of record in Book 7900, Page 6 as amended in Book 7900, Page 239, Register's Office for said County, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Michael Sligar and Julie Wickwire by deed dated 12/31/98 of record in Book 11277, Page 527, Register's Office for Davidson County, Tennessee.

SUBJECT TO any and all restrictions, conditions, easements, setback lines, plat of record and encumbrances of record in the Register's Office for said County.

This property is improved property known as 1125 Crestfield Drive, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 13th day of February, 2004.

Michael Sligar

Julie Wickwire

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael Sligar and Julie Wickwire, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 13th day of February, 2004.

Notary Public

My Commission expires 9/4/05

