This Instrument Prepared By:
FLYNN & RADFORD, ATTYS., P.C.
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6040041

Send Tax Bills To:
FirstHorizon Home Loan Corp. d/b/a First Tennessee Home Loans
111 Westwood Place, Ste. 109
Brentwood, TN 37027

New Owner is:
Uade Olaghere-Dasilva
122 Elizabeths Court
Antioch, TN 37013

Davidson County DEEDWARR
Recvd: 03/02/04 15:51 2pgs
Fees:13.00 Taxes:295.63
20040302-0023723

MAP: 149-02-0-C-22.00CO
PARCEL:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Lori Nix (formerly known as Lori Lockwood)and husband Russell Nix**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Uade Olaghere-Dasilva** , hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Unit 22 on the Plan of Sterling Wood as of record in Book 6250, page 648, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of such Unit.

Being the same property conveyed to Lori Lockwood, an unmarried person by Warranty Deed from Joseph B. Sheppard, an unmarried person dated 02/22/01, recorded 02/07/01, in Instrument No. 200102270018022, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 24th day of February, 2004.

GRANTOR:

Lori Nix

Lori Nix

Russell Nix

Russell Nix

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Lori Nix and husband, Russell Nix,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 24th day of February, 2004.

MELISSA L. COLLINS NOTARY PUBLIC AT LARGE KNOXVILLE COUNTY, TENN. My Commission Expires Mar. 24, 2004

Melissa L. Collins

Notary Public

My Commission Expires: 3/24/04

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $79,900.00.

Jimmy Wallace

Affiant

SWORN TO and subscribed before me this 24 day of February, 2004.

JEFF FARRIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENNESSEE

NOTARY PUBLIC

My commission expires:

My Commission Expires Jan. 25, 2006