Davidson County DEEDWARR
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Fees:13.00 Taxes:429.20
20040308-0025980

This Instrument Was Prepared By:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TN 37027

PLEASE RETURN ORIGINAL TO:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TN 37027

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$116,000.00** the amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 27th day of February, 2004.

NOTARY PUBLIC

Commission Expiration: My Commission Expires FEB. 27, 2005

W. WILLIAM DAVIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

WARRANTY DEED

NAME OF NEW OWNERS:	PLEASE SEND TAX BILLS TO:	ADDRESS OF NEW OWNERS:
PATRICK J. ELDRIDGE UNMARRIED	**AMSOUTH BANK**	**612 MONTICELLO COURT MADISON, TN 37115**
	2050 PARKWAY OFFICE CIRCLE, BIRMINGHAM, AL 35244	**PROPERTY ADDRESS: 612 MONTICELLO COURT MADISON, TN 37115**

MAP PARCEL NUMBER
34-13-285

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, **DORRIS WHITFIELD, UNMARRIED**, ("Grantor") has bargained and sold, and does hereby bargain, sell and convey **unto PATRICK J. ELDRIDGE, UNMARRIED**, ("Grantee") the following described real estate located in **DAVIDSON County, Tennessee**, more particularly described as follows:

Being Lot No. 205, on the Plan of Phase Two B, Cedar Bluff, of record in Plat Book 9700, Page 205, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

This being the same property conveyed to Dorris Whitfield, unmarried by Warranty Deed of Larry Powell Builders, Inc. dated March 22, 1999 and recorded March 23, 1999 in Book 11396, Page 48, Register's Office for Davidson County, Tennessee.

This property is known as 612 MONTICELLO COURT, MADISON, TN 37115

This property is subject to all encumbrances, easements, restrictive covenants, and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 27th **day of FEBRUARY, 2004.**

Dorris Whitfield by Tonya Lamore Pearson, Attorney In Fact

DORRIS WHITFIELD BY TONYA LEMORE PEARSON, ATTORNEY-IN-FACT

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

On this **27th** day of **FEBRUARY, 2004**, before me personally appeared **TONYA LEMORE PEARSON**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **DORRIS WHITFIELD**, and who acknowledged that such person executed the same as the free act and deed of **DORRIS WHITFIELD**.

Witness my hand and official seal this the 27th **day of FEBRUARY, 2004.**

WILLIAM DAVIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires FEB. 27, 2005

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