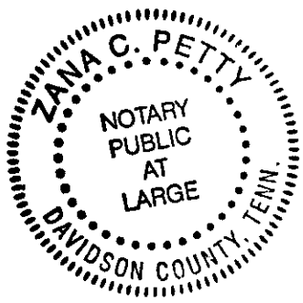
FILE BOX 45

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 151,900.00

Van H. Maxwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of March, 2004

Notary Public:

MY COMMISSION EXPIRES: 01/27/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Van H. Maxwell	NBank, N.A.	Map 22
4004 Chase Point Place	55 Merchant Street, Suite 300	Group 2
Joelton, TN 37080	Cincinnati, OH 45246	Parcel 21

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Larry D. Jones and wife, Melissa S. Jones hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto Van H. Maxwell and wife, Glenola N. Maxwell 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:

BEING Lot No. 22, on the Plan of Section Two, Chase Pointe, of record in Book 9700, Page 301, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Larry D. Jones and wife, Melissa S. Jones by deed from Fox Ridge Homes, Inc., of record in Book 11145, Page 654, and Corrected by Instrument of Correction of Deed of record in Book 11379, Page 295, Register's Office for said County.

This conveyance is subject to Restrictions of record in Book 9948, Page 904, and Book 10604, Page 147, said Register's Office.

This conveyance is subject to: (1) 2004 taxes which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 9700, Page 301, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )
This is Improved (X) property, known as 4004 Chase Point Place, Joelton, TN 37080

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; 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 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 our hands this 30th day of March, 2004.

Larry D. Jones

Melissa S. Jones

Davidson County DEEDWARR
Recvd: 04/01/04 14:58 2pgs
Fees:13.00 Taxes:562.03

20040401-0036875

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry D. Jones and wife, Melissa S. Jones, 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 Nashville, Tennessee, this 30th day of March, 2004.

My Commission Expires: 01/27/07

NOTARY PUBLIC

