Return to:
Elite Title Company
109 Westpark Drive
Suite 100 230
Brentwood, TN 37027

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/01/04 15:05 2pgs
Fees:13.00 Taxes:484.70

20040401-0036883

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $131,000.00

Affiant

Subscribed and sworn to before me, this 29th day of March, 2004

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

HEATHER M. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 22, 2007

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Lucy M. Welden	Sebring Capital	147-14
(NAME)	(NAME)	(MAP)
564 Valleywood Drive	4000 International Pkwy #3000	61.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Carrollton, TX 75007	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Donna I. Taylor f/k/a Donna I. Richardson and husband, Joel L. Taylor, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Lucy M. Welden, hereinafter called Grantee(s), her heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, Tennessee, BEING Lot No. 271 on the Plan of Whispering Hills, Section II-B, of record in Plat Book 2331, page 155, as corrected in Book 2641, page 76, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Donna I. Richardson and Joel L. Taylor by deed from Etheleen K. Lawrence of record in Book 11340, page 750, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 564 Valleywood Drive, Nashville, Tennessee 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 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 my/our hand(s) this 29th day of March, 2004.

Donna I. Taylor

Joel L. Taylor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Donna I. Taylor and husband, Joel L. Taylor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 29th day of March 2004.

Notary Public

My Commission Expires: 7/30/05

JENNIFER S. DUNLAP NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.