This Instrument Was Prepared By:
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8880 Cedar Springs Lane, Suite 105
Knoxville, TN 37923
2204157 - Vazquez

Davidson County DEEDWARR
Recvd: 04/05/04 12:15 3pgs
Fees:18.00 Taxes:382.95
20040405-0038097

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Grant B. Stockton and wife, Beverly Jill Hamilton Stockton** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Jennifer Vandehey,** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 19th day of March 2004.

Grant B. Stockton

Beverly Jill Hamilton Stockton

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **Grant B. Stockton and wife, Beverly Jill Hamilton Stockton** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 19th day of March, 2004

Notary Public

MELODY R. WILSON
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.

MY COMMISSION EXPIRES:
AUGUST 22, 2005

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$103,500.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Jennifer Vandehey
Affiant

Sworn to and subscribed before me this 19th day of March, 2004.

Notary Public

My Commission Expires:_____

Map and Parcel: 86-10-0-A-69.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:
Jennifer Vandehey
405 Raintree Place
Hermitage, TN 37076

MELODY R. WILSON
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.
MY COMMISSION EXPIRES: AUGUST 22, 2005

Exhibit "A"

Being Unit No. 3, Building 10 of Raintree village, a horizontal property regime established by Master Deed of record in Book 4753, page 140, and amended in Book 4980, page 376, and as shown on the APlat of Hermitage Woods Condominium Apartments, Phast II and II-A, of record in Book 4675, page 36-38, revised in Book 4860 at pages 62 through 64, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. Garage No. 10-3-0 is a limited common element for the exclusive use of the occupant of said Unit.

Being the same property conveyed to Grant B. Stockton and wife, Beverly Jill Hamilton Stockton by Warranty Deed from Michelle Stockstill Kurzrock and Richard M. Stockstill, both married as joint tenants with the right of survivorship, dated 12-07-98 and recorded 12-15-98 in Book 11252, page 635, Register's Office for Davidson County, Tennessee.

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