WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 237,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF April 2004

Notary Public

MY COMMISSION EXPIRES: 6-17-07
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/20/04 15:19 2pgs
Fees:13.00 Taxes:878.75
20040420-0044810

RITA B. MITCHELL NOTARY PUBLIC AT LARGE WILSON COUNTY TENN.

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Samuel Cory Morgan (NAME)	Bank of the South (NAME)	MAP 62-9
3908 Brush Hill Road (ADDRESS)	2745 N. Mt. Juliet Road (ADDRESS)	PARCEL 30
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Mt. Juliet, TN 37122 (CITY) (STATE) (ZIP)	

FOR AND 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, Donald A. Henry and wife, Rose Trapp

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel Cory Morgan and wife, Julie Alyne Morgan

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:

Land in Davidson County, Tennessee, being Lot No. 5 and the southerly 30 feet of Lot 6 of Block "J" on the unrecorded map of Jackson Park River Section, described according to a survey made by W. B. Southgate, surveyor, April 1931, as follows:

Beginning on the easterly margin of Brush Hill Road at a point 120 feet south of the southerly margin of a 25 foot street between Lot Nos. 6 and 7; thence with the easterly margin of Brush Hill Road southwardly 130 feet to the corner of Lot Nos. 4 and 5; thence with the line between said two lots eastwardly 332 feet to the top of a bluff of Cumberland River; thence with the said bluff northwardly 128 feet more or less; to a point 130 feet south of the southerly margin of said 25 foot street; thence westwardly 330 feet, more or less, to the beginning.

Being the same property conveyed to Donald A. Henry and wife, Rose Trapp by deed from Oscar R. Martin and Mary E. Martin dated 7/12/02 of record in Instrument No. 20020717-0086116, Register's Office for Davidson County, TN.

Subject to driveway easements of record in Book 4037, page 75 and Book 4637, page 533, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 3908 Brush Hill Road, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand s this 16th day of April 2004

Donald A. Henry

Rose Trapp

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 Donald A. Henry and wife, Rose Trapp

the bargainor s, 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 16th day of April 2004.

Commission expires 3-26-05

Notary Public

NORRIS JENKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively, of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

Taxes for the year 2004 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.