Box 17

THIS INSTRUMENT PREPARED BY:
Forsythe Title & Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 17830K

MAP/GROUP/PARCEL:
173-04-0-A/192.00 CO.

NEW OWNER'S NAME AND ADDRESS:
DONALD DAUGHERTY
500 BAYRIDGE COURT
ANTIOCH, TENNESSEE 37013

SEND TAX BILLS TO:
New Owner

Davidson County DEEDWARR
Recvd: 04/27/04 16:24 2pgs
Fees:13.00 Taxes:629.00
20040427-0047819

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, DEBORA L. SHERIDAN, AN UNMARRIED WOMAN, hereinafter called Grantor, does hereby transfer and convey unto DONALD D. DAUGHERTY, UNMARRIED, his heirs and assigns, hereinafter called Grantee, property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 192 ON THE PLAN OF OAK HIGHLANDS, PHASE TWO, A PLANNED UNIT DEVELOPMENT, AS OF RECORD IN INSTRUMENT NO. 199912130302267, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION THEREOF.

The subject property is commonly known as 500 BAYRIDGE COURT, Antioch, TN 37013.

BEING the same property conveyed to Debora L. Searon, married herein by deed of record in Instrument #200005040045189, Register's Office for Davidson County, Tennessee. Debora L. Searon, now divorced, has taken her maiden name back and is now known as Debora L. Sheridan.

Amos Leon Searan conveyed his marital interest as per the terms of Final Decree of Divorce No. 04D-120, in the Eighth Circuit Court for Davidson County, Tennessee, said Quitclaim Deed being recorded on April 8, 2004 of record as Instrument No: 20040408-0039999, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantor covenants with Grantee that it is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds itself, its heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

DEBORA L. SHERIDAN

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, DEBORA L. SHERIDAN, AN UNMARRIED WOMAN, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 23rd day of APRIL, 2004.

NOTARY PUBLIC

SONDRA KIRBY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

My Commission Expires: MY COMMISSION EXPIRES JAN. 20, 2008

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $170,000.00.

AFFIANT

Sworn to and subscribed before me, this the 23rd day of April, 2004.

NOTARY PUBLIC

My Commission Expires: 11/26/05

LAURI A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.