STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,000.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 26th day of April, 2004.

Notary Public

My Commission Expires: 1-22-05

NOTARY PUBLIC A. BARRETT, JR WILLIAMSON COUNTY TN

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 04/28/04 15:52 2pgs
Fees:13.00 Taxes:606.80
20040428-0048424

ADDRESS NEW OWNER(S) AS FOLLOWS:
Jose M. Esquivel and Anabel Salazar
6128 Bradford Hills Drive
Nashville, Tennessee 37211

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map\Parcel: 172-12-B-228.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Stevie L. Holland and wife, Karen T. Holland** hereinafter referred to as Grantors, hereby transfers and conveys to **Jose M. Esquivel and Anabel Salazar, husband and wife** hereinafter referred to as 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. 260 on the Plan of Bradford Hills, Section Ten, of record in Book 7900, Page 6; amended in Book 7900, Page 495, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Stevie L. Holland and wife, Karen T. Holland by Warranty Deed from CLARIDGE BUILDERS, INC. of record in Book 9305, Page 805, Register's Office for Davidson County, Tennessee, dated April 1, 1994

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 7900, Page 6, as amended in Book 7900, Page 495, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 8069, Page 170, Book 8885, Page 517, Book 8267, Page 616, Book 8267, Page 618, Book 8372, Page 901, Book 8374, Page 591 and Book 8522, Page 853, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 8071, Page 531, Register's Office for Davidson County, Tennessee.

H.O.A. Charter of record in Book 8071, Page 520, Register's Office for Davidson County, Tennessee.

Certificate of Correction of record in Book 9219, Page 115, Register's Office for Davidson County, Tennessee.

Deeds of conveyance of record in Book 8377, Page 769 and Book 8377, Page 808, Register's Office for Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 6128 Bradford Hills 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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 hand this 26th day of April, 2004.

Stevie L. Holland

Karen T. Holland

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stevie L. Holland and Karen T. Holland, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of April, 2004.

Notary Public

My Commission Expires: 11/22/05

DONALD R. BARRETT, JR. NOTARY PUBLIC

10408-BW