Davidson County DEEDWARR
Recvd: 05/05/04 12:55 2pgs
Fees:13.00 Taxes:721.50

20040505-0051388

**This Instrument Prepared by:**
Title Corporation of America
PO Box 3112
Brentwood, TN 37027
615-456-6524
File No. 040085

**STATE OF Tennessee**
**COUNTY OF Davidson**
The actual consideration or value, whichever is greater for this transfer is **$195,000.00**

Affiant

Subscribed and sworn to before me, this
**27th day of April, 2004.**

Notary Public
My commission expires: 9/3/07

ALLISON W. EGAN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

| **Name and Address of New Owner:** | **Send Tax Bills To:** | **Tax Information:** |
|---|---|---|
| William H. Dorris<br>Dustin Allen Huffine<br>Robert G. Huffine<br>Robert B. Huffine<br>611 Wade Circle<br>Goodlettsville, Tennessee 37072 | Same | 103-12-02-9600 |

# WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **The 4-J L.P., a Tennessee limited partnership**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **William H. Dorris, Dustin Allen Huffine, Robert G. Huffine, and Robert B. Huffine,** hereinafter called the Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson, **Tennessee**, described as follows; to-wit:

LAND in Davidson County, Tennessee as follows:

Lot 4, Block J on the plan of Cherokee Park, Third Section of record in Book 843, pages 2 and 3, Register's Office for said county.

Being part of the same property conveyed to The 4-J L.P. a Tennessee Limited Partnership by quitclaim deed from James N. Stansell and wife Dolores B. Stansell of record in Book 9359, page 371.
The source of this legal description is the last recorded deed.

THIS conveyance is 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; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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 27th day of April, 2004.

The 4-J L.P., a Tennessee limited partnership

By: State Street Corporation, General Partner

x James N. Stansell, Jr.
James N. Stansell, Jr.
President

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned Tamilyn Streeter Derryberry, a Notary Public in and for said county and state, James N. Stansell, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the President of State Street Corporation, a General Partner of the within named grantor, and that he as such officer, being auhorized so to do executed this instrument for the purposes therein contained and on behalf of The 4-J L.P., a Tennessee Limited Partnership.

Witness my hand and seal this the 27th day of April, 2004.

Tamilyn Streeter Derryberry
Notary Public

TAMILYN STREETER DERRYBERRY
Notary Public At Large
WILLIAMSON COUNTY, TENN.
My Commission Expires May 23, 2006

My Commission Expires:
05/23/06

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