Davidson County DEEDWARR
Recvd: 05/13/04 10:20 2pgs
Fees:13.00 Taxes:499.50
20040513-0055773

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,000.00

Barbara Lewis
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 10th day of May, 2004.

Notary Public

My Commission Expires: 11.22.05

DONALD R. BARRETT, JR. NOTARY PUBLIC AT LARGE COUNTY TN

WARRANTY DEED

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

ADDRESS NEW OWNER(S) AS FOLLOWS:
Barbara Lewis
6001 Firelight Trail
Antioch, Tennessee 37013

SEND TAX BILLS TO:
5313 Hickory Woods Dr
Antioch, TN 37013

MAP-PARCEL NUMBERS:
176-05-0-B-072.00 co

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, **Kena Alexander**, unmarried, hereinafter referred to as Grantors, hereby transfers and conveys to **Barbara Lewis, unmarried,** 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. 167 on the Plan of Hickory Woods Estates, Section "C" of record in Plat Book 6900, page 884-887, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kena Alexander by Warranty Deed from Regional Properties, Inc. of record in Instrument No. 20020910-0109519, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2004, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 6900, Page 884-887, 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 6001 Firelight Trail, Antioch, Tennessee 37013.

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 10th day of May, 2004.

+ Kena Alexander by Carolyn Caudle Atty in Fact

Kena Alexander

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 Carolyn Caudle, with whom I am personally acquainted and who proved herself to be the attorney in fact of Kena Alexander and who being authorized to do so acknowledged she executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of May, 2004.

K. THOMAS SIDWELL NOTARY PUBLIC LARGE WILLIAMSON COUNTY, TENN.

Notary Public

My Commission Expires: 11/2/05

My Commission Expires 11/02/05