This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Joseph B. Hart
5021 Franklin Road
Nashville, Tennessee 37220

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
SunTrust Mortgage, Inc.
201 Fourth Avenue North, 7th Floor
Nashville, TN 37219

MAP **146-6**
GROUP
PARCEL **34**

Davidson County DEEDWARR
Recvd: 06/02/04 11:16 2pgs
Fees:13.00 Taxes:1635.40
20040602-0064416

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Thomas C. Alsup and Thomas C. Alsup, II** hereinafter called the "GRANTORS", have bargained and sold, and by these presents, do transfer and convey unto **Joseph B. Hart and wife, Michelle R. Hart**, 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. 2 on the Plan of Fieldcrest Estates, of record in Book 233, page 124, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.
>
> Being the same property conveyed to Thomas C. Alsup and Thomas C. Alsup, II by deed from Patricia Ann Roberts and Connie Lee Rhodes, the heirs of Lura P. Couser and the Co-Executixies of the Estate of Lura Pearl Ward Couser of record in Instrument no. 20040319-0031366, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2004 and subsequent years.

This is improved property known as 5021 Franklin Road, Nashville, Tennessee 37220.

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, GRANTORS do covenant with the said "GRANTEES" that they 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, "GRANTORS", do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and 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 hands this the 26th day of May, 2004.

Thomas C. Alsup

Thomas C. Alsup, II

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Thomas C. Alsup and Thomas C. Alsup, II**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 26th day of May, 2004.

R. Francene Kavin
NOTARY PUBLIC

My Commission Expires: 12/15/2004

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $442,000.00.

AFFIANT

Subscribed and sworn to before me on this 26th day of May, 2004.

NOTARY PUBLIC

My Commission Expires: 9-23-2005