WARRANTY DEED

COVINGTON-H04134

STATE OF TENNESSEE

COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,000.00

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 28th DAY OF May, 2004.

Notary Public

(Affix Seal)

My Commission Expires: 4-25-08

PATRICK MOORE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
MIDDLE TENNESSEE ESCROW COMPANY, LLC
120 Anderson Lane
Hendersonville, TN 37075 (615-264-8727)

Address of New Owners:	Send Tax Bills To:	Tax ID:
Kevin Covington	SAME	41-00-185
1501 Holmes Avenue		
Bowling Green, KY 42104		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, SAMMY P. KERSHAW AND KIMBERLY D. KERSHAW, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto KEVIN COVINGTON, unmarried, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

See Attached Exhibit "A"

Davidson County DEEDWARR
Recvd: 06/04/04 08:38 3pgs
Fees:18.00 Taxes:74.00
20040604-0065790

( ) unimproved
This is (X) improved property know as 6 Meghana Drive, Whites Creek, Tennessee 37179 .

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, 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/our hand(s) this 28th day of May, 2004 :

Sammy P. Kershaw by Ruth Moore Atty in Fact

Sammy P. Kershaw

Kimberly D. Kershaw

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SAMMY P. KERSHAW AND KIMBERLY D. KERSHAW, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Sumner County, Tennessee, this 28th day of May, 2004.

Notary Public

MY COMMISSION EXPIRES
My Commission Expires: OCT. 10, 2006

GEORGE R. WOODS SR NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public within and for said County and State aforesaid, personally appeared Randall Gordan, with whom I am personally acquainted and who upon her oaths acknowledged himself to be the Attorney in Fact for Sammy P. Kershaw and as such Attorney in Fact for Sammy P. Kershaw, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at the office in Hendersonville, Tennessee on this 28th day of May, 2004.

My Commission expires:

MY COMMISSION EXPIRES
OCT. 10, 2006

Notary Public

GEORGE R. WOODS SR
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, described according to survey by Steven D. Delle, dated May 24, 2004 as follows:

Beginning at a point on the western boundary line of Creek Trail Subdivision, of record in Plat Book 7900, Pages 261 and 262, in the Register's Office for said County, the same point being located at the western terminus of Meghana Drive, and located North 03 degrees, 11 minutes, 39 seconds East, and 148.8 feet from a concrete monument in the western boundary of said subdivision; thence South 03 degrees, 11 minutes, 39 seconds West 148.8 feet to said concrete monument, and continuing west boundary of said subdivision South 03 degrees, 10 minutes, 59 seconds West 547.34 feet to a corner of said subdivision; thence continuing along the Northern boundary of said subdivision North 83 degrees, 09 minutes, 29 seconds West 471.09 feet; thence North 89 degrees, 22 minutes, 06 seconds West 179.83 feet to a point; thence North 85 degrees, 28 minutes, 20 seconds West along the Northern boundary line of the land of Mount Zion Baptist Church, of record in Deed Book 11315, Page 516, said Register's Office 185.69 feet to the southwest corner of this tract; thence leaving the line of Mount Zion Baptist Church, and severing the land of Sammy P. Kershaw, of record in Deed Book 9549, Page 330, said Register's Office North 54 degrees, 27 minutes, 58 seconds East 1070.75 feet to the point of the beginning, containing 6.56 acres.

Being part of the same property conveyed to Sammy P. Kershaw by Special Warranty Deed for the The Bank of Nashville, of record in Deed Book 9549, Page 330, recorded on December 19, 1994, Register's Office for Davidson County, Tennessee. Property being vested in Sammy P. Kershaw and Kimberly D. Kershaw by Divorce filed in Book 99, Page 3226, Davidson County Circuit Court.