Davidson County DEEDWARR
Recvd: 06/22/04 10:27 2pgs
Fees:13.00 Taxes:573.50
20040622-0073643

THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 18420B

MAP/GROUP/PARCEL:
012-00-0/091.00

NEW OWNER'S NAME AND ADDRESS:
JENNIFER ONEILL LOUGUE
104 LAKESIDE DRIVE
GOODLETTSVILLE, TENNESSEE 37064

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, SUSAN D. CLARK, AN UNMARRIED WOMAN and DONNA S. GRAHAM, AN UNMARRIED WOMAN, hereinafter called Grantors, do hereby transfer and convey unto JENNIFER ONEILL LOUGUE, A MARRIED WOMAN, her heirs and assigns, hereinafter called Grantee, property described as follows:

LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT:

BEGINNING AT AN IRON PIN SET IN THE SOUTHERLY MARGIN, 25 FEET FROM THE CENTER LINE OF LICKTON PIKE, THE MOST NORTHWEST CORNER OF THIS TRACT AND BEING LOCATED NORTH 62 DEGREES 33' 39" EAST, 1,396.21 FEET FROM AN EXISTING IRON PIN, CORNER TO WILLIAM R. PARRISH; THENCE FROM SAID BEGINNING POINT AND WITH THE MARGIN OF SAID ROAD, NORTH 74 DEGREES 19' 33" EAST 454.76 FEET TO AN IRON PIN SET IN THE MARGIN OF SAID ROAD; THENCE LEAVING SAID ROAD, SOUTH 11 DEGREES 14' 51" WEST 211.96 FEET TO AN IRON PIN SET; THENCE SOUTH 12 DEGREES 19' 03" EAST 153.22 FEET TO AN IRON PIN SET; THENCE SOUTH 2 DEGREES 06' 53" EAST 135.43 FEET TO AN IRON PIN SET; THENCE SOUTH 14 DEGREES 16' 54" WEST 196.39 FEET TO AN IRON PIN SET IN THE LINE OF W.T. CARLISLE; THENCE WITH THE LINE OF SAID CARLISLE AS FOLLOWS: SOUTH 73 DEGREES 02' 23" WEST 92.56 FEET TO AN EXISTING IRON PIN BY A FENCE POST, THENCE SOUTH 40 DEGREES 34' 51" WEST 125.00 FEET TO AN IRON PIN SET IN THE LINE OF SAID CARLISLE; THENCE NORTH 17 DEGREES 33' 28" WEST 715.66 FEET TO THE BEGINNING.

The subject property is commonly known as 6477 LICKTON PIKE, GOODLETTSVILLE, TN 37072.

BEING the same property conveyed to Grantors herein by deed of record in Book 10730, Page 269, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantee. Grantors covenant with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it,

and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Susan D. Clark
SUSAN D. CLARK

Donna S Graham
DONNA S. GRAHAM

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, SUSAN D. CLARK, AN UNMARRIED WOMAN and DONNA S. GRAHAM, AN UNMARRIED WOMAN, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 18th day of June 2004.

Stacy Stidham Higbee
NOTARY PUBLIC

STACY STIDHAM HIGBEE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

MY COMMISSION EXPIRES ON MAY 28, 2007

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $155,000.00.

AFFIANT

Sworn to and subscribed before me, this the 18th day of June 2004.

Stacy Stidham Higbee
NOTARY PUBLIC

STACY STIDHAM HIGBEE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

MY COMMISSION EXPIRES ON MAY 28, 2007

My Commission Expires: