WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/22/04 12:35 2pgs
Fees:13.00 Taxes:499.13

20040622-0073837

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 134,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June 2004

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

DANIEL L. SCRUGGS NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN. My Commission Expires

THIS INSTRUMENT WAS PREPARED BY
AmTitle & Escrow, LLC, 515 Rivergate Parkway, Suite 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeremy S. Barber (NAME)	Cavalry Banking (NAME)	MAP 015-00
2624 Union Hill Road (ADDRESS)	114 W. College Street (ADDRESS)	PARCEL 094.01
Joelton, TN 37080 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37130 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Inglewood Consultants, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeremy S. Barber, Unmarried

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 the 14th Civil District of Davidson County, Tennessee, described according to a survey made by C. J. Carney, Surveyor, April 6, 1960, as follows:

BEGINNING at a point in Union Hill Road South 15 deg. 30' West 530 feet from the Northeast corner of the property conveyed to O. B. Goodwin and wife, by deed from S. H. Goodwin and wife, of record in Book 1755, Page 491, Register's Office for Davidson County, Tennessee; thence with the said road South 15 deg. 30' West 102.5 feet; thence Northwestwardly 317 feet; thence North 47 deg. East 105.5 feet; thence Southwestwardly 260 feet to the beginning, containing 0.66 acre, more or less.

BEING the same property conveyed to Inglewood Consultants, LLC by Warranty Deed from Walter F. Duke of record by Instrument No. 20030430-0057811, Register's Office for Davidson County, TN

This conveyance is subject to taxes for the year 2004, and subsequent years, easements and restrictive covenants of record.

unimproved ( )
This is improved (X) property, known as 2624 Union Hill Road, Joelton, TN 37080
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we 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 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 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 15th day of June, 2004

Inglewood Consultants, LLC
By:
Carson W. Beck, Managing Partner

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Carson W. Beck and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Managing Partner and _____ respectively of the Inglewood Consultants, LLC the within named bargainor, an LLC, and that he as such Managing Partner and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the LLC by the said Carson W. Beck as such Managing Partner, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Goodlettsville, TN on this the 15th day of June 2004

My commission expires _____

MAXINE F. WEAVER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006

Maxine F. Weaver
Notary Public