File #200410188

Davidson County DEEDWARR
Recvd: 06/22/04 15:10 2pgs
Fees:13.00 Taxes:382.95

20040622-0074003

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 103,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of June, 2004.

Notary Public

MY COMMISSION EXPIRES: 11/30/04

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE CAROL R. RIVERS WILLIAMSON CO., TENN. MY COMMISSION EXPIRES: NOVEMBER 30, 2004

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Edward Kennon, Sr. and wife, Alice B. Kennon	NEW OWNER	Map: 160-14-C-63
(NAME) 5152 Pritchett Drive	(NAME)	Parcel:
(ADDRESS) Nashville, TN 37220	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **VIRGINIA T. MASSEY, FORMERLY KNOWN AS VIRGINIA J. THURMAN, MARRIED,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **JAMES EDWARD KENNON, SR. AND WIFE, ALICE B. KENNON**, 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 all of Lot No. 763, on the Plan of Brentwood Trace Condominiums, Section II, as shown by plat appearing of record in Plat Book 2500, Pages 376 and 377, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Virginia J Thurman, unmarried by Warranty Deed dated July 9, 1999 of record in Book 11574, Page 90, Register's Office for Davidson County, Tennessee.

Kerry Massey, spouse of Virginia T. Massey, hereby joins in this conveyance and conveys any and all interest that he may have in said property, including but not limited to the marital interest, to the Grantee.

This conveyance is subject to the following:
By-Laws of record in Book 5818, Page 925 and amended in Book 5868, Page 70; Master Deed of record in 5818, Page 915; all matters shown on plat of record in Plat Book 2500, Pages 376 and 377; and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 763 Fox Ridge Drive, Brentwood, TN 37027
(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 Grantors 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 17th day of June, 2004.

Virginia T. Massey

Kerry Massey

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared Virginia T. Massey, formerly known as Virginia J. Thurman, and husband Kerry Massey who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

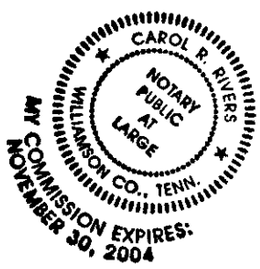
Witness my hand and official seal, this 17th day of June, 2004.

Carol R Rivers

Notary Public

My Commission Expires: 11/30/04

(SEAL)



Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027