BOX 10-B	STATE OF TENNESSEE COUNTY OF **DAVIDSON** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23 DAY OF JUNE, 2004. Notary Public MY COMMISSION EXPIRES: September 22, 2007 (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 06/24/04 10:12 2pgs
Fees:13.00 Taxes:407.00
20040624-0074966

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SUSAN WORLEY	**CHASE MANHATTAN MORTGAGE CORP.**	**96-14-219**
(NAME) **55 HANOVER CIRCLE #208**	(NAME) **3415 VISION DRIVE, SUITE A**	
(ADDRESS) **BIRMINGHAM, AL 35205**	(ADDRESS) **COLUMBUS, OH 43219**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	**PICK-UP**

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WE, RONALD D. CHANCE AND WIFE, NANCY A. CHANCE,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SUSAN WORLEY, UNMARRIED**, HEREINAFTER CALLED THE GRANTEE, HER 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. 36 on the Plan of Hickory Bend, Section 3, of record in Plat Book 3600, page 42, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Ronald D. Chance and wife, Nancy A. Chance from I. Dyke Tatum, Substitute Trustee, of record in Instrument Number 20030401-0042978, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as set forth in the Plan of record in Book 3600, page 42, restrictive covenants of record in Book 3642, page 478, Sanitary Sewer and/or Storm Drainage easement of record in Book 4772, page 662, and any and all other easements, restrictions and conditions of record which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property, known as **3044 BOULDER PARK DRIVE, NASAHVILLE, TN 37214**
(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 GRANTEE, his heirs assigns forever; and we do covenant with the said GRANTEE that we am 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 GRANTEE, her 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 23 day of June, 2004.

Ronald D Chance
RONALD D. CHANCE

Nancy A. Chance
NANCY A. CHANCE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **RONALD D. CHANCE AND NANCY A. CHANCE,** 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 Nashville, Tennessee this 23 day of June, 2004.

My commission expires: **September 22, 2007**

LEE A. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Lee A. Cohen
Notary Public