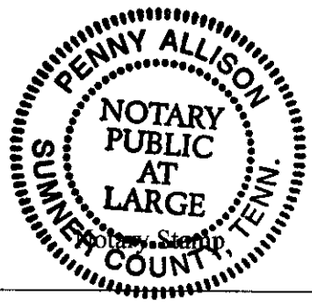
My commission expires: 3/05/07



Notary Stamp

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $116,000.00

Affiant

Subscribed and sworn to before me, this 30th day of June, 2004.

Notary Public

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
7105 Crossroads Blvd. Suite 102
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 07/07/04 13:35 2pgs
Fees:13.00 Taxes:429.20

20040707-0080728

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Randall F. Priddy **Lisa K. Priddy**	New owner	**Map 52-8-O-A, Parcel 23-CO**
1916 Gulf Breeze		
Madison, Tennessee 37115		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Sherry Bawcom, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Randall F. Priddy and wife, Lisa K. Priddy

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:

Being Lot No. 23 on the Plan of Phase One, Section One, Heron Walk, of Record in Plat Book 9700, page 173, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Mark Bawcom and wife, Sherry Bawcom by Deed from Allen Earps and wife, Betty F. Earps, of record in Book 10478, page 125, Register's Office for Davidson County, Tennessee, and being the same property further conveyed as part of a Marital Dissolution Agreement to Sherry Bawcom from Mark Anthony Bawcom, by Quitclaim Deed at Instrument # 20030114-0005782, Dated November 25, 2002, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 9700, Page 173, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 10095, Page 465, Register's Office for DAVIDSON County, Tennessee.
Sanitary Sewer Easement of record in Book 3641, Page 253, Register's Office for DAVIDSON County, Tennessee.
Charter for Home Owners Association of record in Book 10125, page 449, Register's Office for Davidson County, Tennessee.
Subject to rights of others in and to common areas/elements.
Subject to lien for special assessment contained in Declaration of Convenants, Conditions and Restrictions/Master Deed.
By Laws of record in Book 10170, page 124, Register's Office for Davidson County, Tennessee.
Any and all visible easements lying on or across the property.

This is improved property known as 1916 Gulf Breeze, Madison, Tennessee 37115.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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/our hand(s) this 30th day of June, 2004.

Sherry Bawcom

Sherry Bawcom

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, Sherry Bawcom, an unmarried woman, the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 2004.

My Commission Expires: 3/27/05

Notary Public

SCOTT HUBBARD
NOTARY PUBLIC
AT LARGE
TENNESSEE