This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

Davidson County DEEDWARR
Recvd: 07/15/04 15:57 2pgs
Fees:13.00 Taxes:947.20
20040715-0084919

ADDRESS NEW OWNER:

Gabriel A. Briggs
Shawn S. Briggs
1701 Warfield Drive
Nashville, TN 37215

SEND TAX BILL:

Americas Wholesale Lender
750 Old Hickory Blvd., Ste. 180
Brentwood, TN 37027

MORTGAGEE:
Americas Wholesale Lender
750 Old Hickory Blvd., Ste. 180
Brentwood, TN 37027

MAP AND PARCEL:
MAP 131-03-0
PARCEL 183

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Jennifer B. Holzen, f/k/a Jennifer B. MacMaster, married** ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Gabriel A. Briggs and wife, Shawn S. Briggs**, ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Neil Hunt Subdivision as of record in Plat Book 974, page 19, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Jennifer B. MacMaster by deed dated March 15, 2002, from Sheila D. Timmons and Alejandro Amezcua of record in Instrument No. 20020318-0033666, Register's Office for Davidson County, Tennessee. The said Jennifer B. MacMaster has since married and is now known as Jennifer B. Holzen.
>
> Jason C. Holzen joins in the execution of this instrument to convey any interest he may have in the subject property as spouse of Jennifer B. Holzen.
>
> This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 4207 Belmont Park Terrace, Nashville, TN 37215.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that they are lawfully seized and

possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 14th day of July, 2004.

Jennifer B. Holzen

Jason C. Holzen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Jennifer B. Holzen and Jason C. Holzen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 14th day of July, 2004.

Notary Public

My Commission Expires: 9-30-06

JEANNE BURTON GREGORY
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires September 30, 2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $256,000.00.

AFFIANT

Subscribed and sworn to before me
this 14th day of July, 2004.

NOTARY PUBLIC

My Commission Expires: 9-30-06

JEANNE BURTON GREGORY
Notary Public At Large
DAVIDSON COUNTY, TENN.
My Commission Expires September 30, 2006