Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

TERASINA D. BROWN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires September 25, 2004

06-0406-71291

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $69,000.00

Affiant

Subscribed and sworn to before me, this 20 day of July, 2004.

Notary Public
My commission expires: _____

Address of New Owner:	Send Tax Bills to:	Tax Information
Rickie Burrows 4000 Anderson Road #64 Nashville TN 37217	Same	136-03-0-A 064.00CO

Davidson County DEEDWARR
Recvd: 07/26/04 11:59 2pgs
Fees:13.00 Taxes:255.30

20040726-0088953

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, John R. Brandon and Jennifer Brandon Hitzler, as tenants in common with right of survivorship, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Rickie Burrows and Jennifer Burrows, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Being Unit No. 64, on the Plan of Phase 1 Condominium Townhouses Priest Lake Park, of record in Plat Book 4460, Page 88, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to John R. Brandon and Jennifer Brandon Hitzler, as tenants in common with right of survivorship, by quitclaim deed, dated 12/05/98, from John R. Brandon, of record in Book 11254, Page 928; being further conveyed to John R. Brandon by quitclaim deed, dated 05/03/91, from Martha H. Brandon, of record in Book 8370, Page 514, Register's Office for Davidson County, TN.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4000 Anderson Road #64, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 21 day of July, 2004.

John R. Brandon

Jennifer Brandon Hitzler

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John R. Brandon and Jennifer Brandon Hitzler, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 21 day of July, 2004.

Notary Public
State of Tennessee at Large

My Commission expires 11-27-2006

ROBBIN TEASLEY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.