STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $154,600.00

x Leslie A Connor
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 16th day of July, 2004.

Notary Public

My Commission Expires: 11/2/05

K. THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.
My Commission Expires 11/02/05

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 07/28/04 08:03 2pgs
Fees:13.00 Taxes:572.02
20040728-0089898

ADDRESS NEW OWNER(S) AS FOLLOWS:
Leslie A. Connor
7113 Legacy Drive
Antioch, Tennessee 37013

SEND TAX BILLS TO:
Owner

MAP-PARCEL NUMBERS:
182-06-0-A-071.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Thomas McFadin and wife, Terra McFadin** hereinafter referred to as Grantors, hereby transfers and conveys to **Leslie A. Connor,** unmarried, hereinafter referred to as 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 Lot No. 71on the Plan of Old Hickory Hills, Section One, of record in Instrument No. 20011023-0115382, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

** Being XXXXXXXXXXXX the same property conveyed to Thomas McFadin and wife, Terra McFadin XXXXX from The Craig Company by deed of record In Instrument No 20030407-0045678 Register's Office for Davidson County Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2004, and subsequent years, a lien not yet due and payable.

The Plan of record in Instrument No. 20011023-0115382, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Instrument No. 20020116-0006750, Register's Office for Davidson County, Tennessee.

Easement for Public Utility and Drainage of record in Instrument No. 20030623-0086188, Register's Office for Davidson County, Tennessee.

Easement for Storm Water Detention Agreement of record in Instrument No. 20010306-0021333 and Instrument No. 20030226-0025749, Register's Office for Davidson County, Tennessee.

Easement for Sanitary Sewers and /or Storm Drainage of record in Instrument No. 20001030-0107214, Register's Office for Davidson County, Tennessee.

Easement for United Telephone Company of record in Instrument No. 20020123-0009339, Register's Office for Davidson County, Tennessee.

Easement for Ingress and Egress for Cemetary of record in Instrument No. 20011023-0115382, Register's Office for Davidson County, Tennessee.

HOA Charter of record in Instrument No. 20020123-0009417, Register's Office for Davidson County, Tennessee.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 7113 Legacy Drive, Antioch, Tennessee 37013.

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 I do covenant with the said **GRANTEES** that I 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 I do further covenant and bind myself, my 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 hand this 16th day of July, 2004.

Thomas McFadin

Terra McFadin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas McFadin and wife, and Terra McFadin, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of July, 2004.

THOMAS SIDWELL NOTARY PUBLIC WILLIAMSON COUNTY TENN.

Notary Public

My Commission Expires: 11/2/05

My Commission Expires 11/02/05

10857-BP