THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 18628J

MAP/GROUP/PARCEL:
103-12-C/031.00 CO.

NEW OWNER'S NAME AND ADDRESS:
KIMBROUGH L. DUNLAP, III AND WIFE,
PAULA DUNLAP
9700 Turnbridge Court
Brentwood, TN 37027

SEND TAX BILLS TO:
New Owner

Davidson County DEEDWARR
Recvd: 08/05/04 15:03 2pgs
Fees:13.00 Taxes:338.55
20040805-0094470

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, TROY TOWE and ROBIN B. TOWE, HUSBAND AND WIFE, hereinafter called Grantors, do hereby transfer and convey unto KIMBROUGH L. DUNLAP III and PAULA DUNLAP, HUSBAND AND WIFE, their heirs and assigns, hereinafter called Grantees, property described as follows:

> Land in Davidson County, Tennessee, being Unit No. 31 as shown on the Plat of 3831 Condominium of record in Book 5200, Page 302, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property, together with an undivided interest in the common elements of 3831 Condominium Association, as described i Book 5699, Page 857, et seq., said Register's Office.
>
> The subject property is commonly known as 3831 WEST END AVENUE, UNIT 31, Nashville, TN 37205.
>
> BEING the same property conveyed to Grantors herein by deed of record in Instrument No: 200304020043696, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

TROY TOWE

ROBIN B. TOWE

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, TROY TOWE and ROBIN B. TOWE, HUSBAND AND WIFE, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 2nd day of August, 2004.

NOTARY PUBLIC

SONDRA KIRBY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

My Commission Expires:

MY COMMISSION EXPIRES JAN. 20, 2008

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $91,500.00.

AFFIANT

Sworn to and subscribed before me, this the 2nd day of August 2004.

NOTARY PUBLIC

KATE ROSENTHAL NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE MY COMMISSION EXPIRES NOV. 14 2006

My Commission Expires: