Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 08/11/04 09:50 2pgs
Fees:13.00 Taxes:332.63

20040811-0096958

39-B
File #04-1310

After Recording Return To:
Nations Title Agency, Inc.
5214 Maryland Way, Suite 208
Brentwood, TN 37027

04TN0436I

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Carol Ogg, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Theresa M. Baskin, unmarried, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

A certain condominium apartment located in Davidson County, Tennessee, described as follows:
Unit No. 111 in a horizontal property regime which is located on the Plan of Ellington Place Condominiums, a unit plat of which is shown as exhibit "C" of the Master Deed of record in Book 6984, page 84, Register's Office for said County, to which reference is here made for a more particular description, and being part of the land shown on the subdivision plat of Ellington Place Condominiums, of record in Book 6250, page 829, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carol Ogg by deed dated February 15, 1993 of record in Book 8866, page 708, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 111 Ellington Place, Madison TN 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 Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 30th day of July, 2004

Carol Ogg, Single

Carol Ogg

State of Tennessee)
County of Davidson)

On this 30th day of July, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Carol Ogg the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 89,900.00.

X Carol Ogg

Affiant

Sworn and subscribed before me on this the 30th day of July, 2004.

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

Notary Public

My Commission Expires: 7-30-05

NEW OWNER:
Theresa Baskin
111 Ellington Place
Madison, TN 37115

RESPONSIBLE FOR TAX PAYMENT:
FIRST HORIZON HOME LOAN CORPORATION
1555 W. WALNUT HILL LANE, SUITE 200
IRVING, TX 75038

TAX MAP-PARCEL #:
51-10-B-37CO