WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3RD DAY OF AUGUST, 2004.

Notary Public

MY COMMISSION EXPIRES: 1-23-06

(AFFIX SEAL)

WILSON COUNTY TENN. TRACEY TRUMPHOUR NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 08/12/04 12:14 2pgs
Fees:13.00 Taxes:220.15
20040812-0097510

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul A. Martin	Paul A. Martin	MAP 53
(NAME) 306 Hurst Drive	(NAME) Same	GROUP 11-0-A
(ADDRESS) Old Hickory, TN 37138	(ADDRESS)	PARCEL 2
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Dr. Floyd Taylor **and Wife, Diane M. Taylor**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul A. Martin and Wife, Mary Jo Martin , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 2 of the First Revision to Golf Club Place, Phase 1 of record in Instrument No. 20000726-0073971, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Dr. Floyd Taylor by Warranty Deed dated May 15, 2001 from Jerry Lemons of record in Instrument No. 20010605-0058268, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 11619, Page 49, Register's Office of said County.

By-Laws as shown of record in Instrument No. 20040616-0071447, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

The said Dr. Floyd Taylor is joined in this conveyance by his Wife, Diane M. Taylor in order to convey any and all interest she may have in said property.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved X

This is improved property, known as 322 Hurst Drive, Old Hickory, TN 37138

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our 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/our hand(s) this 3rd day of August, 2004.

Diane M. Taylor

Dr. Floyd Taylor

STATE of Tennessee
COUNTY of WILSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Dr. Floyd Taylor and Wife, Diane M. Taylor the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 8/3/2004

My Commission Expires: 1-23-06

Notary Public

File Number2407263
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

WILSON COUNTY NOTARY PUBLIC TENN. NOTARY PUBLIC