This Instrument Was Prepared By:

Hugh W. Entrekin, Atty.
700 Craighead Street
Suite 107
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $171,900.00.

Affiant

Subscribed and sworn to before me. This 30th day July, 2004.

Notary Public

My Commission Expires: 3.6.08

PHILIP DAVIS ALEXANDER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN My Comm. Exp. March 6, 2006

Davidson County DEEDWARR
Recvd: 08/13/04 15:45 2pgs
Fees:13.00 Taxes:636.03
20040813-0098460

Address New Owner	Send Tax Bills to:	Map-Parcel
Marcel D. Jackson 2316 Haskell Drive Antioch, TN 37013	CTX Mortgage Company P.O. Box 199114 Dallas, TX 75219	174-110-A-214.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, The Craig Company, a Tennessee Corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Marcel D. Jackson, unmarried, hereinafter called the Grantee, his heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 313, on the final Plat of Cane Ridge Farms, Phase Four, as shown by plat appearing of record in Instrument No. 20030721-0101773, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to The Craig Company, a Tennessee Corporation by deed from Cane Ridge Farms, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20030912-0134039, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for the year 2004 and subsequent years
2. All matters set forth in Plat of record in Instrument No. 20030721-0101773, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record in Instrument No. 20000905-0087103, amended in Instrument No. 20001204-0119093, Instrument No. 20010815-0088370 and Instrument No. 20040319-0031603; By-Laws of record in Instrument No. 20000905-0087103; Charter for Homeowners Assoc. of record in Instrument No. 20010815-0088360, Register's Office for Davidson County, Tennessee.
4. Blanket Telephone Utility Easement of record in Instrument No. 20020123-0009340; Easements of record in Book 4228, Page 565; Book 5078, Page 476; Book 4220, Page 36; Book 4428, Page 565; Book 5078, Page 476 and Instrument No. 20010300-1072141, Register's Office for Davidson County, Tennessee.
5. Conveyance of Open Space to Homeowner's Association of record in Instrument No. 20010815-0088361, Register's Office for Davidson County, Tennessee.

This is improved property known as 2316 Haskell Drive Antioch, TN 37013

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 30th day of July, 2004

The Craig Company, a Tennessee Corporation

By: _____
Corey Craig, Vice President

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, Philip Davis Alexander a Notary Public of the State and County aforesaid, personally appeared Corey Craig, with whom I am personally acquainted, and who upon oath, acknowledged himself to be the Vice President of The Craig Company, the within named bargainor, and that he as such Vice President, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of The Craig Company by himself as such Vice President.

Witness my hand, at Franklin, Tennessee, this 30th day of July, 2004.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.06

PHILIP DAVIS ALEXANDER
NOTARY PUBLIC AT LARGE
My Comm. Exp. March 6, 2006
WILLIAMSON COUNTY, TN