This Instrument Was Prepared By:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027
(615) 369-0039

PLEASE RETURN ORIGINAL TO:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027

STATE OF TENNESSEE)
COUNTY of WILLIAMSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$125,000.00** amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 12th day of AUGUST, 2004.

Notary Public

NOTARY PUBLIC
Commission Expiration:

WILLIAM DAVIS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 08/16/04 13:44 2pgs
Fees:13.00 Taxes:462.50
20040816-0098813

WARRANTY DEED

NAME OF NEW OWNERS:	PLEASE SEND TAX BILLS TO:	ADDRESS OF NEW OWNER:
DANIEL T. SMITH, UNMARRIED	SAME ADDRESS	215 SUMMIT RIDGE DRIVE NASHVILLE, TN 37215
		PROPERTY ADDRESS: SAME

MAP PARCEL NUMBER
131-5-B-215 CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, **JONATHAN P. FARMER AND WIFE, ANNE MARIE FARMER,** (Collectively "Grantor") has bargained and sold, and does hereby bargain, sell and convey unto **DANIEL T. SMITH, UNMARRIED** ("Grantee") the following described real estate located in **WILSON** County, Tennessee, more particularly described as follows:

A CERTAIN CONDOMINIUM IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 215 AS SHOWN ON THE PLAN OF FOUR SEASONS, A CONDOMINIUM DEVELOPMENT, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN THE MASTER DEED ESTABLISHING FOUR SEASONS, A CONDOMINIUM, OF RECORD IN BOOK 6841, PAGE 349, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE TO SAID UNIT.

THIS BEING THE SAME PROPERTY CONVEYED TO JONATHAN P. FARMER AND WIFE, ANNE MARIE FARMER BY WARRANTY DEED OF AVIDA R. LAZO, UNMARRIED DATED OCTOBER 12, 2001 AND RECORDED OCTOBER 16, 2001 IN INST. NO. 20011O016-0112516, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This property is known as: 215 SUMMIT RIDGE DRIVE, NASHVILLE TN 37215

This property is subject to all matters shown on the Plat of record in and encumbrances, easements, and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, their successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 12th day of AUGUST, 2004.

JONATHAN P. FARMER (GRANTOR)

ANN MARIE FARMER (GRANTOR)

STATE OF TENNESSEE)
) SS
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JONATHAN P. FARMER AND WIFE, ANN MARIE FARMER** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 12th **day of AUGUST, 2004.**

Notary Public

My Commission Expires:

W. WILLIAM DAVIS
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.