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

39-B
File #04-1335

Davidson County DEEDWARR
Recvd: 08/20/04 15:53 2pgs
Fees:13.00 Taxes:584.23
20040820-0101195

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 **Mark A. Marshall, single**, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **Lorraine L. Guth, single**, 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:

Being Lot No. 61 on the Plan of Mill Run, Phase 1, of record in Book 11700, page 27 and 28, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mark Marshall by Warranty Deed, dated April 30, 2001, of record in Instrument No. 20010503-0045579, Register's Office, 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: 1216 Bending Creek Drive, Antioch TN 37013.

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 12th day of August, 2004

Mark A. Marshall

State of Tennessee)
County of Davidson)

On this 12th day of August, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Mark A. Marshall, 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.

Notary Public

My Commission Expires: 7-05-04

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 157,900.00.

Affiant

Sworn and subscribed before me on this the 12th day of August, 2004.

Notary Public

My Commission Expires: 7-05-04

NEW OWNER:
Lorraine L. Guth
1216 Bending Creek Drive
Antioch, TN 37013

RESPONSIBLE FOR TAX PAYMENT:
BancMortgage, a division of NBC
990 Hammond Drive, Suite 1020
Atlanta, GA 30328

TAX MAP-PARCEL #:
173-15-A-61CO