RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

WARRANTY DEED	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,000.00 Affiant Subscribed and sworn to before me, this 20th DAY OF August, 2004. Notary Public MY COMMISSION EXPIRES: 03-22-08 (AFFIX SEAL)
SUMMIT-PT-04-3254	
	THIS INSTRUMENT WAS PREPARED BY Prestige Title, LLC 1800 Mallory Lane, Ste. A Brentwood, TN 37027

JASON CHAFFIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Matthew Gillaspie	First Franklin Fin. Corp	
3254 Anderson Rd	112 Town Park Dr Suite G-150	150-7-231
(ADDRESS) Antioch, Tennessee 37013	(ADDRESS) Kennesaw, GA 30144	
(CITY) (STATE) (ZP)	(CITY) (STATE) (ZP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we RODNEY D. BLANKENSHIP AND WIFE, KELLEY M. BLANKENSHIP, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto MATTHEW GILLASPIE, UNMARRIED, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1-A ont he plan of Zone Lot Division of Lot No. 1, Justin Towne, Section One, of record in Book 5800, page 56, as amended in Book 5800, page 253, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Rodney D. Blankenship and wife, Kelley M. Blankenship, by deed from Tina M. Lunsford, formerly Tina M. Tilger and husbank, Robert Lunsford, dated June 21, 2000, of record in Instrument No. 20000622-0062344, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 3254 Anderson Rd, Antioch, Tennessee 37013
(House Number) (Street) (P.O. Address) (Cty 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 20th day of August, 2004.

Rodney D. Blankenship

Kelley M. Blankenship

Davidson County DEEDWARR
Recvd: 08/26/04 10:42 2pgs
Fees:13.00 Taxes:321.90
20040826-0103303

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Carol T. Baker, a Notary Public in and for said County and State, the within named Rodney D. Blankenship and Kelley M. Blankenship, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 20th day of August, 2004.

My Commission Expires: 1/26/05

CAROL T. BAKER NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public within and for said County and State aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 20th day of August, 2004.

My Commission Expires _____

_____
Notary Public

RETURN TO:
PRESTIGE TITLE, LLC

1800 MALLORY LANE, STE. A
BRENTWOOD, TN 37027

615-515-6800