ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Wendell T. Sands Rachel A. Sands 7453 Harness Drive Nashville, TN 37221	Chase Manhattan Mortgage Corporation 5409 Maryland Way, Suite 202 Brentwood, TN 37027	MAP and PARCEL 142-2 244

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **David W. Duke, II and Kayce M. Duke, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Wendell T. Sands and Rachel A. Sands, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 272 on the Plan of the Resubdivision of Lots 268-277, Crosstimbers, Section 5, as of record in Book 4300, Page 90, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to David W. Duke, II, and wife, Kayce M. Duke, by Warranty Deed dated May 17, 2001, from Barbara H. Farrow, a widow, of record in Instrument No. 20010522-0053144, Register's Office for Davidson County, Tennessee.

This is property with a common address of 7453 Harness Drive, Nashville, TN 37221.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: (1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) The Plan of Record in Book 4300, Page 90, said Register's office and all matters therein; (3) Restrictive Covenants of record in Book 4408, Page 761, said Register's office.

Davidson County DEEDWARR
Recvd: 08/31/04 14:59 2pgs
Fees:13.00 Taxes:651.20

20040831-0105370

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $176,000.00

X Wendell T. Sands
Affiant

Subscribed and sworn before me this 30th day of August, 2004.

My Commission Expires: 1/28/2006

Notary Public

CINDY S. SMITH NOTARY PUBLIC AT LARGE

My Commission Expires JAN 28, 2006

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **30th** day of **August, 2004**.

David W. Duke, II

Kayce M. Duke

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **David W. Duke, II and Kayce M. Duke, husband and wife** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **30th** day of **August, 2004**.

Notary Public
My Commission Expires: 1/28/2006

CINDY S. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

My Commission Expires JAN 28, 2006

File No. 0408-150