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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $599,000.00

Affiant

GERALD G. PATTERSON NOTARY PUBLIC LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 22, 2007

Sworn to and subscribed before me, the undersigned, a Notary Public this 27th day of August, 2004.

Notary Public

My Commission Expires:_____

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 09/01/04 13:05 2pgs
Fees:13.00 Taxes:2216.30
20040901-0105868

ADDRESS NEW OWNER(S) AS FOLLOWS:
John M. Kelley and wife, Yvonne Kelly
4315 Beekman Drive
Nashville, Tennessee 37215

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
130-150-005.00

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Brian Heidsiek and wife, Patricia Kandalaft** hereinafter referred to as Grantors, hereby transfers and conveys to **John M. Kelley and wife, Yvonne Kelly** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

BEING Lot No. 14 on the Plan of Chickering Hills, Section 1, as of record in Book 2331, Page 8, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Brian Heidsiek and wife, Patricia Kandalaft by Warranty Deed from Sharon Gayle Gellin of record at Instrument No. 20021111-0138703, Register's Office for Davidson County, Tennessee, dated November 7, 2002.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 2331, Page 8, Register's Office for Davidson County, Tennessee.

11251-BW

08/25/2004 11:39 8153463737 SLOWELL&BARRETT

Any and all visible easements lying on or across the property.
Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 4315 Beekman Drive, Nashville, Tennessee 37215.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 hand this 26th day of August, 2004.

Brian Heidsiek

Patricia Kandalaft

STATE OF WA
COUNTY OF King

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brian Heidsiek and wife, and Patricia Kandalaft, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of August, 2004.

Notary Public

My Commission Expires: 10-27-04

SHANE D. DIX
NOTARY PUBLIC
MY COMMISSION EXPIRES
10-27-04
STATE OF WASHINGTON

11251-BW