This Instrument Prepared by:
Title Corporation of America
PO Box 3112
Brentwood, TN 37027
615-377-0749
File No. 040309

STATE OF Tennessee
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is **$225,000.00**

Judith Adkins
Affiant

Subscribed and sworn to before me, this
31st day of August, 2004.

Notary Public
My commission expires:

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 30, 2005

Name and Address of New Owner:	Send Tax Bills To:	Tax Information:
John M. Tomlinson 3417 Golf Club Lane NASHVILLE, Tennessee 37204	John M. Tomlinson 3417 Golf Club Lane NASHVILLE, Tennessee 37204	19-117.07-0F-030.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Jeffery Scott Drummonds, a married man**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **John M. Tomlinson, an unmarried man,** hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in **DAVIDSON County, Tennessee,** described as follows; to-wit:

LAND in Davidson County, Tennessee, being Unit No. 30 on the Plan of Brighton Court Condominiums, of record as Exhibit "D" to the Master Deed of record in book 6629, page 532, supplemented in Book 6912, page 158 and amended in Book 6912, page 163, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description. The source of this legal description is the last recorded deed.

Being the same property conveyed to Jeffery S. Drummonds, by deed from Jeffrey B. Friedman and wife, Kristen N. Friedman of recrod at Book 10715, Page 558, Register's Office for Davidson County, Tennessee. Marital interest if any held by Elizabeth Mullins Drummonds in this property was subsequently quitclaimed to Jeffery Scott Drummonds by quitclaim deed of record at book 10810, Page 142, Registers's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record.

This property is improved property known as **3417 Golf Club Lane, NASHVILLE, TN 37204**

Davidson County DEEDWARR
Recvd: 09/07/04 14:12 2pgs
Fees:13.00 Taxes:832.50
20040907-0107849

*Init*_____ *Init*_____

603168

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

In witness, whereof, I, Jeffery S. Drummonds , sign this Warranty Deed on this the 31st day of August, 2004.

Jeffery S. Drummonds

The undersigned, Gina B. Drummonds, spouse of Jeffery S. Drummonds, joins in the execution of this instrument for the purpose of conveying to the Grantees all of her right, title, claim, and interest in and to the above described property, including but not limited to, her homestead, dower, and any and all other marital rights.

Gina B. Drummonds

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeffery Scott Drummonds , the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 31st day of August, 2004.

TAMILYN STREETER DERRYBERRY
Notary Public At Large
WILLIAMSON COUNTY, TENN.
My Commission Expires May 23, 2006

Tamilyn Streeter Derryberry
Notary Public

My Commission Expires:
May 23, 2006

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gina B. Drummonds, wife of Jeffrey S. Drummonds, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 31st day of August, 2004.

Printed Name: MARGARET STRICKLAND
Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires:
My Commission Expires June 21, 2005