SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

THIS INSTRUMENT WAS PREPARED BY
RETURN TO:

H. Anthony Duncan, Esq.
121 First Avenue, South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE)
COUNTY OF Williamson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,000.00.

Sandra S. Tomlin
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 15 day of September, 2004.

Notary Public
My Commission Expires: 1/4/06

Davidson County DEEDWARR
Recvd: 09/17/04 13:52 2pgs
Fees:13.00 Taxes:307.10
20040917-0112289

WARRANTY DEED

ADDRESS OF NEW OWNER(S):
Sharon L. Chaffin
5715 Brentwood Trace
Brentwood, TN 37027

SEND TAX BILLS TO:
SunTrust Mortgage, Inc.
201 4th Avenue North/7th Floor
Nashville, TN 37219

MAP-PARCEL NUMBERS:
160-14-B 15 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, CHRISTINE **E. FORD n/k/a ELISE FORD GASKINS, married** hereinafter referred to as Grantor(s), hereby transfers and conveys to **SHARON L. CHAFFIN, unmarried,** hereinafter referred to as Grantee(s), his/her/their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

UNIT No. 5715, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, Page 261, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5524, Page 415, Register's Office for Davidson County, Tennessee, to which reference is here made.

BEING the same property conveyed to CHRISTINE E. FORD by Warranty Deed from MARK B. BAIRD, married of record as Instrument No. 20010802-0082217, and re-recorded to correct legal description of record as Instrument No. 20020104-0001520, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, restrictions and easements of record in the Register's Office of Davidson County, Tennessee.

Taxes for the current year have been prorated and have been assumed by Grantee(s).

This is improved property known as: **5715 Brentwood Trace, Brentwood, TN 37027.**

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**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** 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 **GRANTEE**, his 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 15 day of September, 2004.

CHRISTINE E. FORD n/k/a
ELISE FORD GASKINS

JAMES W. GASKINS*

***James W. Gaskins joins in the execution of this Instrument to grant or convey any interest he has in this real property by virtue of his marriage to Christie E. Ford n/k/a Elise Ford Gaskins.**

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Christine **E. FORD n/k/a ELISE FORD GASKINS**, with whom I am personally acquainted (or who 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 this 15 day of September, 2004.

Notary Public

My Commission Expires: 1/4/06

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **JAMES W. GASKINS**, with whom I am personally acquainted (or who 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 this 15 day of September, 2004.

Notary Public

My Commission Expires: 1/4/06