Box 13 #8599

This space for Register's Office:

Davidson County DEEDWARR
Recvd: 10/04/04 15:11 2pgs
Fees:13.00 Taxes:1998.00

20041004-0119324

PREPARED BY (AND RETURN TO)
Robert W. Rutherford, Attorney at Law
Serenity Title & Escrow, LLC
114 White Cloud Trail
Murfreesboro, TN 37127

ADDRESS NEW OWNER:
Travis Thompson
Kenneth Wright
20 Music Circle East
Nashville, TN. 37203

SEND TAX BILLS TO:
New Owner

Map & Parcel #93-13-66.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

For the consideration of Ten Dollars ($10.00), cash in hand paid,, the receipt and sufficiency of which is hereby acknowledged, Stephanie Rust, hereinafter called the **Grantors**, do hereby convey unto Travis Thompson and Kenneth Wright, unmarried hereinafter called the **Grantees**, all right, title, interest, claim, or lien in and/or to that certain real property parcel of land, and any improvements and/or appurtenances thereto, situated and located in Davidson County, State of Tennessee, and legally described as:

> Land in Davidson County, Tennessee, being Lot No. 1 on the plan of Edgehill Estates, Section 114, ,as of record in Book 5210, Page 2, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Stephanie Rust by Warranty Deed of record in Instrument No. 20040322-0032400, said Register's Office.
>
> **This is improved property known as 20 Music Circle East, Nashville, TN 37203.**

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER CONVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

And I do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

The current year's property taxes will be prorated as of the date of this deed and assumed by Grantee.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 30th day of August, 2004.

Stephanie Rust

Stephanie Rust

State of Tennessee
County of Davidson

BEFORE ME, the undersigned authority, on this day personally appeared Stephanie Rust known to me to be the persons whose name is subscribed to the foregoing document, who on oath stated to me that they executed the same for the purposes and consideration therein expressed, and acknowledged the same to be their free act and deed.

SUBSCRIBED AND SWORN TO BEFORE ME this 30 day of August, 2004.

Notary Public in and for the
State of Tennessee

My Commission Expires: 6/22/08

KIMBERLY R. HARGROVE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TN

STATE OF TENNESSEE
COUNTY OF Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $ 540,000.00.

Heidi Jo Clayton
Affiant

Sworn and subscribed before me on 8/31/04

Notary Public

My Commission Expires: ~~6/22/~~08

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2006