This Instrument Was Prepared By:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027
(615) 369-0039

PLEASE RETURN ORIGINAL TO:
CONSUMER TRUST TITLE & ESCROW, LLC
219 WARD CIRCLE, SUITE 3
BRENTWOOD, TENN. 37027
(615) 369-0039

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$ 101,000.00** amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the **day of October, 2004.**
Notary Public

NOTARY PUBLIC
Commission Expiration:

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 10/19/04 10:22 2pgs
Fees:13.00 Taxes:373.70
20041019-0125357

WARRANTY DEED

NAME OF NEW OWNERS:	PLEASE SEND TAX BILLS TO:	ADDRESS OF NEW OWNER:
SALLIE E. CROMWELL, UNMARRIED	SAME ADDRESS	5025 HILLSBORO PIKE # 15-Z NASHVILLE, TN 37215
		PROPERTY ADDRESS: 5025 HILLSBORO PIKE # 15-Z NASHVILLE, TN 37215

MAP PARCEL NUMBER
131-1-D-128CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged, **JEFFERY S. PATTERSON** ("Grantor") has bargained and sold, and does hereby bargain, sell and convey unto **SALLIE E. CROMWELL, UNMARRIED** ("Grantee") the following described real estate located in **DAVIDSON** County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Unit No. 128, Apartment No. 15-Z, on the Plan of Georgetown Condominium Apartments, of record in Book 5200, Page 4, Register's Office for said county, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Hillsboro Homeowner's Association, a horizontal property regime, established by Master Deed of record in Book 5211, Page 325, amended in Book 5616, Page 133, and Book 6079, Page 516, said Register's Office.

BEING the same property conveyed to Jason Guthrie, married by deed from Deborah A. Griffin and Dixie Griffin, both unmarried recorded May 7, 2002 in Inst. No. 20020507-0055650, Register's Office for Davidson County, Tennessee.

Property was further conveyed to Jeffery S. Patterson by Warranty Deed of Jason Guthrie, unmarried (aka Jason Scott Guthrie) dated July 16, 2003 and recorded August 13, 203 in Inst. No. 20030813-0116659, Register's Office for Davidson County, Tennessee.

This property is known as 5025 HILLSBORO PIKE, 15-Z, NASHVILLE, TN 37215

This property is subject to all matters shown on the Plat of record in Book 5200, Page 4, Master Deed and By-Laws of record in Book 5211, Page 325, Book 5616, Page 133, Book 6079, Page 516; Charter of HOA of record in Book 5233, Page 459 and encumbrances, easements, and other matters of public record as may affect the property.

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, its (their) successors and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 14 day of October, 2004

***~~Jeffrey~~ S. Patterson (GRANTOR)**
***JEFFERY**

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ***~~Jeffrey~~ S. Patterson** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.
***JEFFERY**

Witness my ~~hand and official~~ seal this the 14 **day of October, 2004.**

Notary Public

My Commission Expires:_____

HOLLY LEIGH GRANT
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 8, 2008