Davidson County DEEDWARR
Recvd: 10/29/04 11:33 2pgs
Fees:13.00 Taxes:103.50
20041029-0130060

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WARRANTY DEED

This Indenture made this **29th** day of **October, 2004** between **Benita Jackson-Davis, married,** ,GRANTOR, and **Excel Builders of Tennessee** , as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **TN,** to wit:

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Enchanted Hills, Section Five, Phase Two, of record in Plat Book 9700, Page 371, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Benita Jackson-Davis, married, by Warranty Deed from Stanley A. Trice and wife, Mary E. Trice of record in Instrument No. 20040106-0001927 and filed for record on January 6, 2004, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2004 which have been prorated and assumed by the Grantee(s) any and all matters on the Plan of record in Plat Book 9700, Page 371; Restrictive Covenants of record in Book 4147, Page 49, and Book 11664, Page 291; and any and all easements, right of ways, setback lines, restrictions, zoning regulations, etc. all of record in the Register's Office for Davidson County, Tennessee.

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(s), their heirs and assigns, forever; and we do covenant with said Grantees that we are 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 we do further covenant and bind ourselves, our heirs and representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **29th** day of **October, 2004.**

Benita Jackson-Davis

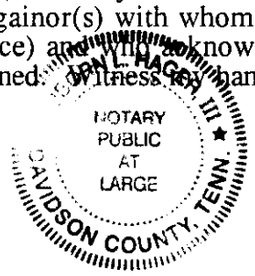
County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Benita Jackson-Davis, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 29th day of October, 2004.

NOTARY PUBLIC

MY COMMISSION EXPIRES:



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County of Davidson

State of Tennessee

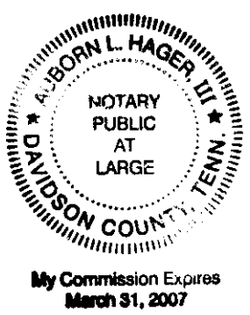
The actual consideration or value, whichever is greater, for this transfer is $28000

Affiant

Subscribed and sworn before me this 29th day of October, 2004.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____



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Prepared by:
Equity Search, Inc.
2200 21st Avenue S., Ste. 409
Nashville, TN 37212

Address of New Owner
Excel Builders of Tennessee
2107 Buena Vista Pike
Nashville, TN 37218

Send Tax Bills to:
SAME

Map & Parcel Number:

58-10/45.00