Return to:

Priority Escrow Services, Inc.
323 Emery Drive
Nashville, TN 37214
Phone (615) 391-4185
Fax (615) 391-4189

This instrument prepared by:
Fidelity Residential Solutions
136 Longwater Drive
Norwell, MA 02061
404841 10034257
Kay Long

Davidson County DEEDWARR
Recvd: 11/05/04 08:39 3pgs
Fees:18.00 Taxes:595.70
20041105-0133436

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) **Charles Good**	(NAME) American Home Mortgage	**Map 164-13**
(STREET ADDRESS OR ROUTE NUMBER) **6008 Monroe Crossing**	(STREET ADDRESS) 7142 Columbia Gateway Drive	**Parcel 138**
(CITY) (STATE) (ZIP) **Antioch, TN 37013**	(CITY) (STATE) (ZIP) Columbia, MD 21046-2132	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Christopher M. Herbert and Jennifer L. Herbert, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said CHAS & ADRIANE GOOD /SF

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

STATE OF
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 161,000.00

Affiant Kimbra K. Roush

Subscribed and sworn to before me this the 29th *day of* October 2004

Notary Public Evelyn D. Wright

My commission expires:

EVELYN D. WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

(Affix Seal)

My Commission Expires NOV 27, 2004

This is unimproved ( ), known as 6008 Monroe Crossing, Antioch, TN 37013

improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 26th *day of* June, 2004, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Christopher M. Herbert

Jennifer L. Herbert

STATE OF
COUNTY OF

Personally appeared before me, Muhammad Qandil, *a Notary Public in and for said County and State, Christopher M. Herbert, the within named bargainor* _____ *(fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand, at office, this 26 *day of* June, 2004.

(This area for official notarial seal)

Notary Public
My Commission Expires: 3/25/06

STATE OF
COUNTY OF

Personally appeared before me, Muhammad Qandil, *a Notary Public in and for said County and State, Jennifer L. Herbert, the within named bargainor* _____ *(fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand, at office, this 26 *day of* June, 2004.

(This area for official notarial seal)

Notary Public
My Commission Expires: 3/25/06

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 128, on the Final Plat of Asheford Crossing, Section Three, a Planned Unit Development as shown on plat of record in Plat Book 9700, page 545, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Christopher M. Herbert and wife, Jennifer L. Herbert, by deed from Beazer Homes Corp. d/b/a Phillips Builders, Inc. of record in Instrument No. 200008110079643, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED