Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #04-1457

Davidson County DEEDWARR
Recvd: 11/08/04 16:01 2pgs
Fees:13.00 Taxes:925.00
20041108-0134684

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James K. Boulton and Joyce A. Black Boulton**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dorsey William Burnette III, unmarried**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Lot 37, Kirkwood Heights, Section 3, of record in Book 1130, Page 17, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to James K. Boulton and Joyce A. Black, as joint tenants with the specific right of survivorship by deed dated July 28, 2000 of record in Instrument No. 200007310074917, Register's Office for Davidson County, Tennessee. Joyce A. Black, having since married James K. Boulton, is now known as Joyce A. Black Boulton.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 822 Kirkwood Avenue, Nashville TN 37204.

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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants 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. 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 THE EXECUTION HEREOF this 15th day of October, 2004

James K. Boulton

Joyce A Black Boulton

Joyce A. Black Boulton

State of Tennessee)
County of Davidson)

On this 15th day of October, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named James K. Boulton and Joyce A. Black Boulton, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-30-05

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 250,000.00.

Affiant

Sworn and subscribed before me on this the 15th day of October, 2004.

Notary Public

My Commission Expires: 7-30-05

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Dorsey William Burnette III 822 Kirkwood Avenue Nashville, TN 37204	First Horizon Home Loan Corp. P.O. Box 146 Memphis, TN 38101	118-2-169