THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 19238G

MAP/GROUP/PARCEL:
172-15A/232

NEW OWNER'S NAME AND ADDRESS:
Sean Brock and Jessica Phillips
1820 Bryce Circle
NASHVILLE, TN 37211

Davidson County DEEDWARR
Recvd: 11/15/04 10:27 2pgs
Fees:13.00 Taxes:727.42
20041115-0136652

SEND TAX BILLS TO:
New Owner

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, John D. Markham, an unmarried man, hereinafter called Grantor, does hereby transfer and convey unto Sean Brock and Jessica Phillips, both unmarried, as joint tenants, their heirs and assigns, hereinafter called Grantees, property described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 191, on the Plan of Holt Woods, Section Twelve, a Planned Unit Development, as shown on plat of record in Plat Book 9700, page 723, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> The subject property is improved property commonly known as 1820 Bryce Circle, Nashville, TN 37211.
>
> Being the same property conveyed to the within named Grantors as of record in Instrument 200006090057727, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

John D. Markham

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned authority, John D. Markham, with whom I am personally acquainted, and made oath that he executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee on this the 27th day of October 2004.

NOTARY PUBLIC

my commission expires: 11/24/07

SHARON M. GARNER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $196,600.00.

AFFIANT

Sworn to and subscribed before me, this the 27th day of October 2004.

NOTARY PUBLIC

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN