First American Title
100 Bluegrass Commons Blvd.
Suite 115
Hendersonville, TN 37075

ADDRESS NEW OWNERS and
SEND TAX BILLS:
JEFFREY E. DORTCH and wife,
KATONIA DORTCH
757 Ringgold Drive
Nashville, TN 37208

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
59 - 14.84

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SEVENTY SEVEN THOUSAND DOLLARS ($77,000.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, CAMILLA JORDAN and ALBERTA NELSON, hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to JEFFREY E. DORTCH and wife, KATONIA DORTCH, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Haynes Manor, Section I, as of record in Book 3600, Page 85, and runs back between parallel lines, 135 feet to a dead line.

Being the same property conveyed to Camilla Jordan, Martha Eddings and Adelaide Crawford by Affidavit of Heirship of record in Book 10326, Page 454, Register's Office for Davidson County, Tennessee. Martha Eddings having died intestate on October 26, 2002, leaving Alberta Nelson as her sole at law. The said Adelaide Crawford having died intestate on January 25, 2004, leaving Camilla Jordan and Alberta Nelson as her heirs at law.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 757 Ringgold Drive, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are 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 as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 12/01/04 10:59 2pgs
Fees:13.00 Taxes:284.90
20041201-0142842

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on this 17 day of November, 2004.

Camilla Jordan
CAMILLA JORDAN

Alberta Nelson
ALBERTA NELSON

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, CAMILLA JORDAN, the within named bargainor 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 17 day of November, 2004.

NOTARY PUBLIC

My Commission Expires
10/24/05

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, ALBERTA NELSON, the within named bargainor 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 17 day of November, 2004.

NOTARY PUBLIC

My Commission Expires
10/24/05

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $77,000.00.

Carla J. Rayney
AFFIANT

Subscribed to and sworn before me, this the 17th day of November, 2004.

NOTARY PUBLIC

My Commission Expires:
3/3/07

SHEILA McCORD NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN EXPIRES 03/03/07

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989