WARRANTY DEED ...ELL & BARRETT, P.C. 121 1st Avenue South, Suite 200 Franklin TN 37064	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,500.00 Affiant Subscribed and sworn to before me, this 1st day of December, 2004 Notary Public MY COMMISSION EXPIRES: 5/... (AFFIX SEAL)

SHIRLEY A. BEESLEY NOTARY PUBLIC AT LARGE MAURY COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Brian Davenport	National Bank of Commerce	87-1-A
(NAME)	(NAME)	(MAP)
4305 Chesney Glen Drive	P O Box 30046	49.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Hermitage, TN 37076	Durham, NC 27702-3046	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Scott A. Semptimphelter and wife, Traci Semptimphelter, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto James Brian Davenport, unmarried, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, Tennessee, BEING Lot No. 100, on the Plan of Section 1B, Chesney Glen, of record in Plat Book 9700, page 289, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Scott A. Semptimphelter and Traci Stech, by deed from Beazer Homes Corp. d/b/a Phillips Builders of record in Book 11309, page 873, Register's Office for Davidson County, Tennessee.

Traci Stech and Traci Semptimphelter being one and the same person.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 4305 Chesney Glen Drive, Hermitage, Tennessee 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the 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 representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 my/our hand(s) this 1st day of December, 2004.

Scott A. Semptimphelter by Traci Semptimphelter
By: Traci Semptimphelter, Attorney-in-Fact

Traci Semptimphelter

Davidson County DEEDWARR
Recvd: 12/02/04 11:19 2pgs
Fees:13.00 Taxes:479.15

20041202-0143582

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Traci Semptimphelter with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath(s) acknowledged herslef to be the within named bargainor(s), and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 1st day of December, 2004.

Jennifer O Dunlap
Notary Public

My Commission Expires: 7/30/05

JENNIFER S. DUNLAP
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Traci Semptimphelter with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath(s) acknowledged to be the Attorney in Fact for Scott A. Semptimphelter, the within named bargainor(s), and that he/she as such Attorney in Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name(s), Scott A. Semptimphelter, the bargainor(s), by the said, Traci Semptimphelter, as Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 1 st day of December, 2004.

Jennifer O Dunlap
Notary Public

My Commission Expires: 7/30/05

JENNIFER S. DUNLAP
NOTARY PUBLIC AT LARGE
DAVIDSON CO. TENN.