WARRANTY DEED

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$109,900.00.**

Affiant

Subscribed and sworn to before me, this the 14th day of December, 2004.

Notary Public

My commission expires: 07 DC 08

(AFFIX SEAL)

DENISE T. TIGNOR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-7543

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
William Caldwell	**SAME**	**072-11-0260.00**
2315 Burns Avenue	Same	Davidson County DEEDWARR Recvd: 12/21/04 11:18 2pgs Fees:13.00 Taxes:406.63
Nashville, TN 37216	Same	20041221-0151548

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Brent Dorris

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William Caldwell , Married

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of W.J. Myers Subdivision of a part of Maxey's Addition, of record in Plat Book 332, page 66, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Brent Dorris, by Quitclaim Deed from Bill Dorris, unmarried, dated 06/16/04, of record in Instrument No. 20040622-0073843, Register's Office for Davidson County, TN.

Also being the same property conveyed to Bill Dorris, by Deed from Grand Canyon Properties, LLC, recorded 02/02/2004, of record in Instrument No. 200402020012292, Register's Office for Davidson County, TN.

Also being the same property conveyed to Grand Canyon Properties, LLC, by Deed from James E Berry, unmarried, dated 3/23/1999, of record in Book 11408, page 240, Register's Office for Davidson County, TN.

This is improved property, known as **2315 Burns Avenue, Nashville, TN 37216**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 **14th** day of **December, 2004.**

Brent Dorris

Kim L Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

and K. M. L. Davis

Personally appeared before me, a Notary Public of said County and State, **Brent Dorris,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **14th** day of **December, 2004.**

_____
Notary Public

My Commission Expires:_____

