WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $124,500.00

Michelle A. Gwaltney
Affiant

Subscribed and sworn to before me, this 20th day of December, 2004

Notary Public

MY COMMISSION EXPIRES: 2-10-08
(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

mail
After Recording RETURN TO:
Westside Title, Inc.
531 Rivergate Parkway
Goodlettsville, TN 37072-2027

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

Davidson County DEEDWARR
Recvd: 01/04/05 08:37 2 pgs
Fees:13.00 Taxes:460.65

20050104-0000872

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michelle A. Gwaltney	PRIMETRUST BANK	160-14-C
(NAME)	(NAME)	(MAP)
710 Fox Ridge Drive	P.O. BOX 210618	010CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Brentwood, TN 37027	NASHVILLE, TN 37221	
(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, H. W. Scott IV, unmarried, H. W. Scott, III, and wife, Sue E. Scott, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Michelle A. Gwaltney, 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:

A certain condominium apartment in Davidson County, TN, described as Unit No. 710 of Brentwood Trace Condominiums, Section II, a Condominium, a Horizontal Property Regime, located on Fox Ridge Drive, Brentwood, TN, as shown on the plat of Brentwood Trace Condominiums, Section II, Condominium apartments, recorded in Plat Book 5200, pages 376 and 377, said Register's Office, and described in a Master Deed recorded in Book 5818, page 915, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Brentwood Trace Condominiums, Condominium Apartments contained in the Master Deed recorded in Book 5818, page 915, and By-Laws recorded in Book 5818, page 925, Register's Office for Davidson County, TN, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to H. W. Scott, IV and H. W. Scott, III and Sue E. Scott, by deed from Thomas Lyle Husband and wife, Amy Neill Husband, dated September 15, 2000, of record in Instrument No. 20000919-0092855, Register's Office for Davidson County, TN.

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: 710 Fox Ridge Drive, Brentwood, Tennessee 37027

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 20th day of December, 2004.

H. W. Scott IV

H. W. Scott, III

Sue E. Scott

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared H. W. Scott IV, H. W. Scott, III, and Sue E. Scott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 20th day of December, 2004.

Notary Public

My Commission Expires: 9/20/08

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN