03

Realty Title 48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 01/06/05 13:12 2 pgs
Fees:13.00 Taxes:296.00
20050106-0002324

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $80,000.00

Affiant

Subscribed and sworn to before me, this 31st day of December, 2004.

Notary Public
My commission expires: 03/14/05

03-0411-32375

Address of New Owner:	Send Tax Bills to:	Tax Information:
Jeffrey M. Raymond 217 Hickory Forge Antioch TN 37013	New Owner	163-11-0-A-018.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Deborah Kay Agee, now Ownby, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jeffrey M. Raymond, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in the 19th Civil District of Davidson County, Tennessee, being Unit No. 18, on the Plan of Belle Forge Village, Section Two, Third Revision, of record in Book 6900, Page 250, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Deborah Kay Agee, a single person, by deed from Vincent Louis Faccinto and wife, Christi D. Faccinto, of record in Book 10290, Page 121, Register's Office for Davidson County, Tennessee.

Jeff Ownby, husband of Deborah Kay Agee Ownby, hereby joins in the execution of this instrument, for the purpose of conveying his marital interests, if any, in subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 217 Hickory Forge, Antioch, TN 37013

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 31st day of December, 2004.

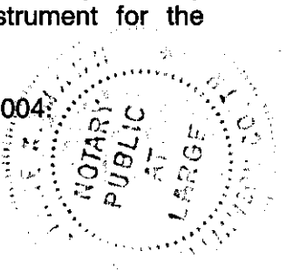
Deborah Kay Agee Ownby

Jeff Ownby

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Deborah Kay Agee Ownby and Jeff Ownby, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 31st day of December, 2004.



Diane K. Mann
State of Tennessee at Large

My Commission expires 03/14/05