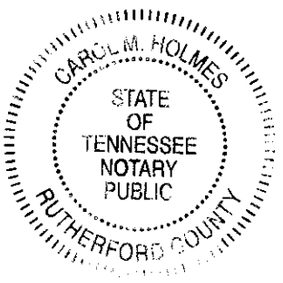
File #200530014



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 124,900.00.

Melissa Acker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th day of February, 2005.

Carol M Holmes
Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 613 Potomac Place, Suite 201, Smyrna, TN 37167

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry McCullough	SunTrust Mortgage, Inc.	Map: 175-04-0-A-021.00 CO
(NAME) 4406 Smokey Mountain Place	(NAME) 115 29th Avenue South	Parcel:
(ADDRESS) Antioch TN 37013	(ADDRESS) Nashville, TN 37212	
(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, and other good and valuable considerations, the receipt of which is hereby acknowledged, **HARRIET K. BYRUM, AN UNMARRIED PERSON,** hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **TERRY MCCULLOUGH, UNMARRIED**, hereinafter called the GRANTEE, his 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 Unit 8-A, Park Place Subdivision, a Private Element Horizontal Property Regime, located on Smokey Mountain Place, Antioch, Davidson County, Tennessee, and described in Master Deed for Park Place Subdivision, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20010214-0014161, re-recorded in Instrument No. 20010702-0069590, Register's Office for Davidson County, Tennessee, as amended by instrument recorded as Instrument No. 20011019-0114191, re-recorded as Instrument No. 20011212-0136927, said Register's Office, to which reference is hereby made.

The Easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Park Place Subdivision, a Private Element Horizontal Property Regime, contained in the said Master Deed, the plan filed as Exhibit "E" to said Master Deed, appearing as Instrument No. 20011019-0114191, re-recorded as Instrument No. 20011212-0136927, said Register's Office, and By-Laws appended thereto are incorporated in this description by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Harriet K. Byrum, an unmarried person by Warranty Deed dated July 22, 2002 of record in Instrument No. 20020723-0088260, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Master Deed and By-Laws of record in Instrument No. 20010214-0014161 as re-recorded in Instrument No. 20010702-0069590, Instrument No. 20011019-0114191 as re-recorded in Instrument No. 20011212-0136927; Deed of Easement for Sanitary Sewer and Drainage of record in Book 11491, Page 719 and in Book 11539, Page 799; Storm Water Detention Agreement of record in Book 11672, Page 447; Right-of-Way Agreement to Nashville Gas of record in Book 5897, Page 191; all matters shown on plat of record in Instrument No. 200101269-0008516; and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 4406 Smokey Mountain Place, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever; and Grantor covenants with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantor further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

Davidson County DEEDWARR
Recvd: 02/22/05 15:21 2 pgs
Fees:13.00 Taxes:462.13
20050222-0019322

FILED FOR RECORD

Witness our hands this 18th day of February, 2005.

Harriet K. Byrum

STATE OF Tennessee

COUNTY OF Rutherford

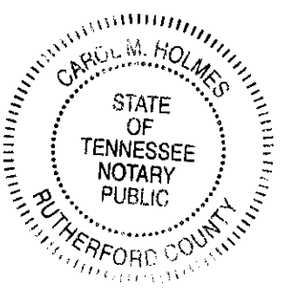
Before me, the undersigned Notary Public, personally appeared Harriet K. Byrum, an unmarried person who is known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 18th day of February, 2005.

Carol M Holmes

Notary Public

My Commission Expires: 6/22/08



(SEAL)

Mail After Recording To: