Box 48A

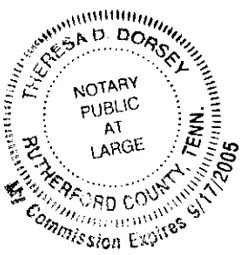
Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy West, Suite 107
Smyrna, TN 37167

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $64,990.00

Affiant

Subscribed and sworn to before me, this 28th day of February, 2005.

Notary Public
My commission expires: 09/17/05




04-0502-51751

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Billie Goepfert | Professional Mortgage Group | 136-03-0-A- |
| 091.00CO | | 091.00 CO |
| 3880 Priest Lake | 222 Robert Rose Drive | |
| Nashville TN 37217 | Murfreesboro, TN 37129 | |

## 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, June F. Hughes, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Billie Goepfert, 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 Davidson County, Tennessee, being Townhouse No. 7, Building No. 18, on the Plan of Phase I, Condominium Townhouses, Priest Lake Park, of record in Plat Book 4460, Page 79 and Revised in Plat Book 4460, Page 88, Register's Office for said County, to which Plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to June F. Hughes by deed from Milton C. Graham, Jr., and wife Linda Graham, dated 12-20-1977 and recorded in Book 5236, Page 116, said Register's Office.
>
> 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 3880 Priest Lake, Nashville, TN 37217

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.

Davidson County DEEDWARR
Recvd: 03/02/05 11:47 2 pgs
Fees:13.00 Taxes:240.46
20050302-0022955

WITNESS my hand this 28th day of February, 2005.

June F. Hughes

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, June F. Hughes and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 28th day of February, 2005.

Theresa D. Dorsey
State of Tennessee at Large

My Commission expires 09/17/05

