WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/16/05 14:00 2 pgs
Fees:13.00 Taxes:588.30
20050316-0029007

JAMIE CRUTCHFIELD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 159,000.00

Vinetta T. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of March, 2005

Notary Public:

MY COMMISSION EXPIRES: 3/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Vinetta T. Jones	NEW OWNER	Map 176
6244 Rocky Top Drive		Group 5-0-A
Antioch, TN 37013		Parcel 140 CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Shonta L. Michael, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Vinetta T. Jones, an unmarried woman
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:

BEING Lot No. 250, on the Plan of Hickory Woods Estates, Section C, of record in Plat Book 6900, Pages 884-887, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Shonta L. Michael, unmarried, by deed from Charles Justin Lawson and wife, Aimee S. Lawson of record in Instrument 20040914-0110779, said Register's Office, dated August 27, 2004. And being the same property conveyed to Charles Justin Lawson and wife, Aimee S. Lawson by deed of record in Book 10701, Page 216, said Register's Office, dated December 1, 1997.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 7422, Page 235; Book 7823, Page 857; Book 7857, Page 94; Book 7876, Page 75; Book 9616, Page 470; Book 9616, Page 477; Book 9678, Page 187; Book 9764, Page 44; Book 11180, Page 802; Book 7422, Page 273; Book 7923, Page 648; Book 9678, Page 213; Instrument 20001207-0120450; and Instrument 20031010-0150800, said Register's Office.

This conveyance is made subject to: (1) 2005 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6900, Pages 884-887, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 6244 Rocky Top Drive, 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 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 hand this 9 day of March, 2005.

Shonta L. Michael
Shonta L. Michael

STATE OF GEORGIA
COUNTY OF Pike

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shonta L. Michael, 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 and official seal at Griffin, Georgia, this 9 day of March, 2005.

My Commission Expires: _____

Notary Public

NOTARY PUBLIC SEAL PIKE CO., GA

TANYA S. HORNSBY
Notary Public
STATE OF GEORGIA
My Comm. Exp. 11/19/06