THIS INSTRUMENT PREPARED BY:
Bluegrass Title Company
625 East Main Street
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 04/26/05 08:17 2 pg
Fees:13.00 Taxes:381.10
20050426-0045991

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR. NO.
William Troy Hopkins	William Troy Hopkins	150-2-048.00
532 Moss Landing Drive	533 Moss Landing Drive	
Antioch, Tennessee 37013	Antioch, Tennessee 37013	

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, I, Carol A. Hudson, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto William Troy Hopkins, unmarried, hereinafter called the Grantee, his heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 79 on the Plan of Percy Priest Meadows, Section Two, of record in Book 4860, page 15, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Raymond E. Hudson and wife, Carol A. Hudson from E. Z. Davis and wife, Lucille Davis by deed dated 11/25/97 of record in Book 10702, page 980, said Register's Office.

Raymond E. Hudson is now deceased.

This is improved property known as: 532 Moss Landing Drive, Antioch, Tennessee 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. Whenever 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 our hands this 14th day of April, 2005.

Carol A. Hudson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carol A Hudson with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) that he/she/they executed the within instrument for the purposes contained therein.

Witness my hand and seal, this 14th day of April, 2005.

NOTARY PUBLIC

LELAND L. COLEMAN JR
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.

My Commission Expires: 7/6/05

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $103,000.00.

Affiant

Subscribed and sworn to before me this 14th day of Apr. 1, 2005.

NOTARY PUBLIC

LELAND L. COLEMAN JR
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.

My Commission Expires: 7/6/05