WARRANTY DEED

ROY C. FORNEY, III
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF April 2005

Notary Public

MY COMMISSION EXPIRES: 8/31/08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

American Title Company, Inc., 925 Industrial Drive, Old Hickory, TN 37138

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: SAME AS NEW OWNER	MAP-PARCEL NUMBERS
Steven Jones (NAME)	~~Xxxxxxxx Xxxxxxxx Xxxxxx~~ (NAME)	MAP 044-05-0
111 Scenic View Road (ADDRESS)	~~7105 Corporate Drive Ptx-A-105~~ (ADDRESS)	PARCEL 019.00
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	~~Plano TX 75024~~ (CITY) (STATE) (ZIP)	

FOR AND 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, Charles E. Dale and wife, Joycelyn S. Dale

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven Jones a single man

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:

Property Located At: 111 Scenic View Road, Davidson County, Old Hickory, TN
Beginning at a concrete monument at the south end of the return at the northwest corner of the intersection of Havron Avenue and Hillman Place and running thence the following courses and distances: In a northwesterly direction along the north margin of Havron Avenue a distance of 138.2 feet to a concrete monument at the beginning of a curve; thence continuing in a northwesterly direction along the north margin of Havron Avenue a distance of 44.6 feet to an iron pin, being the common corner between Lots 77 and 78; thence continuing in a northwesterly direction around a curve and along the north margin of Havron Avenue a distance of 45 feet to a concrete monument; thence continuing in a northwesterly direction along the north margin of Havron Avenue a distance of 145.7 feet to an iron pin in the common corner between Lots 75 and 76 and the point of beginning; thence continuing in a northwesterly direction along the north margin of Havron Avenue a distance of 100 feet to an iron pin on the common line between Lots 74 and 75; thence in a northeasterly direction along the common line between Lots 74 and 75 a distance of 166.7 feet to the rear line of Lot 58; thence in a southeasterly direction along the margin of Lots 58 and 59, a distance of 100 feet to an iron pin on the common line between Lots 75 and 76; thence in a southwesterly direction along the common line between Lots 75 and 76 a distance of 165.9 feet to an iron pin and the point of beginning.

Being the same property conveyed to Charles E. Dale and Joycelyn S. Dale by deed dated 11/5/02, from Albert E. Mendez, III conservator for Edna C. Clemons, filed for record on 11/6/02, in Instrument No. 20021106-0136777, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) any and all restrictions and easements; (2) zoning regulations; (3) taxes that have been assumed by the Grantee herein.

unimproved ( )
This is improved (X) property, known as 111 Scenic View Road, Old Hickory, Tennessee 37138
(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 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 our hand S this 27th day of April 2005

Charles E. Dale

Joycelyn S. Dale

Davidson County DEEDWARR
Recvd: 05/02/05 11:12 2 pgs
Fees:13.00 Taxes:388.50

20050502-0048415

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles E. Dale and wife, Joycelyn S. Dale

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Old Hickory, Tennessee, this 20th day of April, 2005.

Commission expires 8/31/08

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public