THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 20231K

MAP/GROUP/PARCEL:
052-08-0-A-240.00 CO

NEW OWNER'S NAME AND ADDRESS:
Jonathan D. Willoughby and
Kimberly A. Willoughby
1117 Seagrove Point
Madison, Tennessee 37115

SEND TAX BILLS TO:
New Owner

Davidson County DEEDWARR
Recvd: 05/02/05 15:11 2 pgs
Fees:13.00 Taxes:411.66
20050502-0048678

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, Terra E. Moore, an unmarried woman, hereinafter called Grantor, does hereby transfer and convey unto Jonathan D. Willoughby and wife, Kimberly A. Willoughby, their heirs and assigns, hereinafter called Grantees, property described as follows:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Heron Walk, Phase 2, Section 4 of record in Plat Book 9700, Page 687, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said property.

The subject property is improved property commonly known as 1117 Seagrove Point, Madison, Tennessee 37115.

BEING the same property conveyed to Grantor herein by deed of record in Instrument No: 20000620062129, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Terra E. Moore

Terra E. Moore

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Terra E. Moore, with whom I am personally acquainted, and made oath that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee on this the 27th day of April, 2005.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-27-08

DAVID KIMBROUGH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $111,260.00.

AFFIANT

Sworn to and subscribed before me, this the 27th day of April, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-27-08

DAVID KIMBROUGH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY