JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires JULY 29, 2006

G-TM-05-1715

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $138,100.00

Affiant

Subscribed and sworn to before me this 11th DAY OF May, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Edward Dye	First Franklin, A Division of	
1715 Golf Club Road (ADDRESS)	112 Towne Park Drive, Suite G150 (NAME)	
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Kennesaw, GA 30144 (ADDRESS) (CITY) (STATE) (ZIP)	Part of 053-07 5.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CODY BUILDERS, LTD, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto THOMAS EDWARD DYE AND WIFE, VIRLENA SUE DYE, hereinafter called the Grantee(s), their 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 2, CROOKS SUBDIVISION, LOT 51 REVISED PLAN, SECTION "E", VILLAGE OF OLD HICKORY, as shown on plat of record in Instrument No. 20040331-0036175, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Cody Builders Ltd., by Quitclaim Deed filed for record on 05-18-05 in Instrument Number 20050518-0055919 Register's Office for Davidson County, Tennessee.
Also,being the same property conveyed to Charles V. Crook and wife, Billie Joyce Crook by Installment Deed from L. D. Glascock and wife, Martha E. Glascock, recorded the 13th day of August, 1954 in Deed Book 2294, Page 65, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 1715 Golf Club 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 11th day of May, 2005.

Cody Builders, LTD

BY: _____
Chuck Crook, Partner

Davidson County DEEDWARR
Recvd: 05/18/05 10:12 2 pgs
Fees:13.00 Taxes:510.97

20050518-0055921

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me the undersigned a Notary Public for said County and State, Chuck Crook, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged him self to be the Partner of Cody Builders, LTD, the within named bargainor, a corporation, and that he as such Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by himself as Partner.

Witness my hand and official seal at Nashville, TN on this 11th day of May, 2005.

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC SEAL: STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2008

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903