STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,500.00.

Trisha C. Heap
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 2005.

Trudy
Notary Public
MY COMMISSION EXPIRES 10/15/06
File No. G5-5149D

TRUDY MILLIKEN NOTARY PUBLIC AT LARGE SUMNER CO. TENN.

Davidson County DEEDWARR
Recvd: 07/06/05 15:14 2 pgs
Fees:13.00 Taxes:438.45
20050706-0077695

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Justin P. Heap and Trisha C. Heap, husband and wife	The Bank of the South	53-16-156
(NAME)	(NAME)	
213 Pitts Avenue (STREET ADDRESS	551 N. mt. Juliet Road (STREET ADDRESS)	
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZIP)	Mt. Juliet, TN 37122 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Lewis C. Escasga and Mary E. Escasga, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Justin P. Heap and Trisha C. Heap, husband and wife** 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. 6, on the plan of Jackson's Landing Estates, as shown on plat of record in Plat Book 7900, Page 679, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Lewis C. Escasga and Mary E. Escasga, husband and wife , by Deed from J&M Builders, Inc. dated March 29, 1995, of Record in Book 9633, Page 826, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2004 taxes have been paid by the Grantor and have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved (XX) property, known as 213 Pitts Avenue, Old Hickory, TN 37138.

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 my/our hand(s) this 30th day of June, 2005.

Lewis C. Escasga

Mary E. Escasga

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 Lewis C. Escasga and Mary E. Escasga, husband and wife, the bargainor(s), with whom Iampersonally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 30th day of June, 2005.

My Commission Expires: 10/15/06

Notary Public

TRUDY MILLIKEN NOTARY PUBLIC AT LARGE SUMNER CO. TENN.

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
846 Conference Drive, Suite 4
Goodlettsville, TN 37072