RECORD AND RETURN TO:
Heritage Title Services, LLC
One Lakeview Plaza
25 Century Blvd., Suite 505
Nashville, TN 37214

Davidson County DEEDWARR
Recvd: 07/14/05 11:25 2 pgs
Fees:13.00 Taxes:632.70

20050714-0081724

WARRANTY DEED

JANE GRAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 30, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $171,000.00.

David Webber
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF JUNE, 2005

NOTARY PUBLIC

My commission expires: 9/30/06

THIS INSTRUMENT PREPARED BY:
Heritage Title Services, LLC, One Lakeview Plaza, 25 Century Blvd., Suite 505, Nashville, TN 37214

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
NANCY E. LEECH 632 Highland View Court Hermitage, TN 37076	Same as new owner	MAP 75-11 PARCEL 19

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTY ONE THOUSAND and NO/100 ($171,000.00) DOLLARS, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **TOMMY L. PORTER,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto **NANCY E. LEECH, unmarried,** hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

BEING Lot No. 437, on the Plan of Highlands Tulip Grove, Section 2, of record in Plat Book 4675, page 93, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed by Quitclaim Deed from Tommy L. Porter, unmarried to Tommy L. Porter and Pamela LaPrade, both unmarried, as joint with rights of survivorship, of record in Instrument No. 20011113-0124471, Register's Office for Davidson County, Tennessee. And being further conveyed as evidenced by that Marital Dissolution Agreement divesting the property from Pamela Jean Porter, a/k/a Pamela LaPrade to Tommy L. Porter, of record in Instrument No. 200507 14-0081723, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on subdivision plat of record in Plat Book 4675, page 93; to restrictive covenants of record in Book 4880, page 375 and in Book 4793, page 157; all of the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is improved property known as 632 Highland View Court, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that it is unencumbered except by lien of the 2005 property taxes, which taxes are being prorated between the parties and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenant and bind himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, her heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS MY HAND, this the 21st day of June, 2005.

Tommy L. Porter

TOMMY L. PORTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Tommy L. Porter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 21st day of June, 2005.

Notary Public

JANE GRAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My commission expires: 9/30/06

My Commission Expires SEPT. 30, 2006