THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
Washington Square, Suite 400
214 Second Avenue, North
Nashville, TN 37201-1476

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $240,000.00.

Affiant

Sworn to and subscribed before me this 23 day of August, 2005.

NOTARY PUBLIC

My Commission Expires: 5-28-06

Davidson County DEEDWARR
Recvd: 08/24/05 14:06 2 pgs
Fees:13.00 Taxes:888.00

20050824-0101075

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Leslie Preston	First Horizon Home Loan Corp.	Map 21
165 Babbs Drive	P.O. Box 7481	Parcel 75
Joelton, TN 37080	Springfield, OH 45501	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Byron Hamlett and wife, Lori B. Hamlett**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Leslie Preston, an unmarried woman**, hereinafter called "Grantee", her heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 9 on the unrecorded William Gifford Subdivision tract in the 14th Civil District of Davidson County, Tennessee, described according to a survey by Brian Rainey, #823, known as Job No. 80-247, as follows:

Lot No. 9 begins at a point in the center of a privately maintained road at the common boundary between Lots Nos. 8 and 9; thence southeasterly south 08° 24' 13" east 779.60 feet along said common boundary to a point in the southerly boundary of said tract; thence northeasterly along the southerly boundary, north 57° 46' 15" east 189.15 feet to a point; thence north 37° 49' 12" east 159.26 feet to a point; thence north 82° 35' 38" east 60.55 feet to a point in the common boundary of Lots Nos. 9 and 10; thence, northwesterly along said common boundary, north 10° 27' 02" west 528.87 feet to a point in the common boundary between Lots Nos. 9 and 10 located in the center of a privately maintained road; thence northwesterly along the center of said road, south 63° 46' 56" west 621.82 feet to a point; thence north 66° 20' 45" west 196.64 feet to a point; thence south 71° 03' 23" (said call incorrectly described in prior deeds as 571° 03' 23") west 107.28 feet to the point of beginning, containing 5.15 acres, more or less.

Being the same property conveyed to Byron Hamlett and wife, Lori B. Hamlett by deed from Jeffery M. Hudgins and wife, Carol P. Hudgins, of record in Instrument No. 20030918-0138202, Register's Office for Davidson County, Tennessee.

This is improved property known as 165 Babbs Drive, Joelton, TN 37080. TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, her heirs and assigns forever; and Grantor does covenant with the said Grantee 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 Grantor does further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 hand this 23 day of August, 2005.

Byron Hamlett

Lori B. Hamlett

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, **Byron Hamlett and Lori B. Hamlett**, the Bargainer, 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 this 23 day of August, 2005.

NOTARY PUBLIC

My Commission Expires: 5-28-06

THIS IS PROPERTY KNOWN AS 165 BABBS DRIVE, JOELTON, TN 37080