BOX 13
 # 10259

This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6050519

Davidson County DEEDWARR
Recvd: 08/25/05 10:22 2 pgs
Fees:13.00 Taxes:462.17

20050825-0101506

Send Tax Bills To:
First Horizon Home Loan Corp.
d/b/a First Tennessee Homes Loans
1555 W. Walnut Hill Lane Ste. 200
Irving, TX 75038

New Owner is:
Robert J.& Megan A. Garrison
5005 Wilkerson Drive
Nashville, TN 37215

MAP: 161-03
PARCEL: 163.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Heather L. Thorsby and Brooke Ellis, as joint tenants with rights of survivorship**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Robert J. Garrison and wife, Megan A.Garrison**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 2-A on the Plan of Zone Lot Division of Lot 2 of the Resubdivision of Lot 21 of Wilkerson Heights, of record in Plat Book 6050, Page 217, as amended in Plat Book 6900, Page 139, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Heather L. Thorsby and Brooke Ellis, as Joint Tenants with Rights of Survivorship by QuitClaim Deed from Heather L. Thorsby dated March 19, 2004, recorded April 12, 2004, in Inst#200404120040977, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 15 day of August, 2005.

GRANTOR:

Heather L. Thorsby

Heather L. Thorsby

Brooke Ellis

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Heather L. Thorsby and Brooke Ellis**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 15 day of August, 2005.

BYLITHE BOND SANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Notary Public

My Commission Expires Nov. 25, 2006

My Commission Expires:_____

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $124,910.00.

Heidi J. Clayton
Affiant

SWORN TO and subscribed before me this 15 day of Aug 2005

NOTARY PUBLIC
My commission expires: 5/29/06

VICTOR HAZELWOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 29 2006