NEW OWNER:

TOMMY PARRIS
512 MAXINE DRIVE
ANTIOCH, TN 37013

SFND TAX BILLS TO:
Prime Trust Bank
7516 Highway 70 S, Ste 110
Nashville, TN 37221

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 Castle Heights Ave. North
Lebanon, TN 37087

FILE NO: 06-0085

Map 108
Group 03-O
Parcel 56

Space for Recorder's stamp

Davidson County DEEDWARR
Recvd: 03/03/06 10:46 3 pgs
Fees:18.00 Taxes:233.10
20060303-0024836

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Sixty-Three Thousand and 00/100 Dollars ($63,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **PATRICK J. DUGGAN and wife, JESSICA D. DUGGER** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **TOMMY PARRIS and wife, MILDRED A. PARRIS, tenants by the entireties**, ("Grantee"), their heirs and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, and being Lot No. 104-A, Zone Lot Division of Lots 42-48 and 102-107, Section Five, Patio Villa, of record in Book 5200, Page 686, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed unto Patrick J. Duggan and wife, Jessica Dawn Dugger, by Deed of Correction of record in Book 9992, Page 799, in the Register's Office for Davidson County, Tennessee. See also Quitclaim Deeds of record in Book 9827, Page 160; Book 7015, Page 886; and Book 6641, Page 962; and Warranty Deed at Book 6634, page 255, all in the Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed.

This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY.

FILE BOX 45

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 5200, Page 686, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 24th day of February, 2006.

PATRICK J. DUGGAN

JESSICA D. DUGGER

STATE OF FLORIDA

COUNTY OF WALTON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **PATRICK J. DUGGAN and wife, JESSICA D. DUGGER,** 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 at office this 24th day of February, 2006.

NOTARY PUBLIC

My commission expires:

LINDA J. EGAN
MY COMMISSION #DD389335
EXPIRES: JAN 24, 2009
Bonded through 1st State Insurance

FILE BOX 45

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The actual consideration or value, whichever is greater, for this transfer is **$63,000.00** .

AFFIANT

Sworn to and subscribed to before me this ~~24th~~ 2nd day of ~~February~~ March, 2006.

NOTARY PUBLIC

My commission expires: 1-27-07

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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