THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 23558B

Davidson County DEEDWARR
Recvd: 04/12/06 10:31 2 pgs
Fees:13.00 Taxes:421.80
20060412-0042018

MAP/GROUP/PARCEL: 033-08-0/070.00

NEW OWNER'S NAME AND ADDRESS:
KATHY DAULTON & DALE DAULTON
146 HARDAWAY DRIVE
GOODLETTSVILLE, TN 37072

SEND TAX BILLS TO:
New Owner

After Recording Return To:
Heritage Title Services, LLC.
8115 Isabella Ln., Suite 5
Brentwood, TN 37027

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, GERALD LEE ONKST and GARA JANINE ONKST, HUSBAND AND WIFE, hereinafter called Grantors, does hereby transfer and convey unto, KATHY DAULTON and DALE DAULTON, WIFE AND HUSBAND, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 309, ON THE PLAN OF GATEWOOD, SECTION 2, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 3700, PAGE 144 & 145, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

The subject property is improved property known as 146 HARDAWAY DRIVE, GOODLETTSVILLE, TN 37072.

BEING the same property conveyed to Grantor herein by deed of record in Book 10321, Page 808, Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenants with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

GERALD LEE ONKST

GARA JANINE ONKST

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, GERALD LEE ONKST and GARA JANINE ONKST, with whom I am personally acquainted, and who acknowledged that he/she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee on this the 6th day of April, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-27-08

DAVID KIMBROUGH
STATE OF TENNESSEE NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $114,000.00.

AFFIANT

Sworn to and subscribed before me, this the 6th day of April, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3/20/10

MELINDA SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 20, 2010