Prepared by:
Tennessee Title & Escrow Affiliates, LLC
501 Corporate Center Drive, Suite 280
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 08/29/06 12:30 2 pgs
Fees:13.00 Taxes:349.65

20060829-0106696

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $94,500.00

[redacted]
Affiant

Subscribed and sworn to before me, this 18th day of August, 2006.

Notary Public
My commission expires: 11-18-2009

JUDY MANGRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Patrice Cheatham	New Owner	150-6/118
505 Mossdale Ct.		
Antioch TN 37013		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, Kimberly T. Sloan and Donald T. Sloan, wife and husband, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Patrice Cheatham, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 53-A, on the Plan of Zone Lot Division of Lots 48, 49, 50, 51, 52, and 53, Section 11-A, on the place of Cherry hills Subdivision, as shown on plat of record in Plat Book 6250, page 134, amending Plat Book 5200, page 730, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Kimberly T. Sloan and Donald T. Sloan, wife and husband, in Instrument No. 20041015-0124408, recorded 10/15/2004, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) the dower, curtsey, homestead, community property, or other statutory marital rights, if any, of the spouse of any individual insured. 2) Rights or claims of parties in possession not shown by the public records. 3) Easements or claims of easements, not shown by the public records. 4) Any discrepancies, conflicts, encroachments, servitudes, shortages in area and boundaries or other facts which a correct survey should show. 5) Any lien or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records. 6) Taxes for the year 2006, a lien, which are not yet due and payable. 7) All matters shown on Plat recorded in Book 6250, page 134, amending Book 5200, page 730. 8) Restrictions as contained in Book 6436, page 644, and Book 6208, page 973. 9) Easement (s) to Columbia Gulf Transmission Company, as set forth in instrument recorded in Book 4550, page 876; all matters of record in the Register's Office for Davidson County, Tennessee.

This property is improved property known as 505 Mossdale Ct., Antioch, TN 37013

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives,

to warrant and forever defend the title to said land to said Grantee(s), their 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 18th day of August 2006.

Kimberly T. Sloan
By: Donald T. Sloan, Attorney in Fact

Donald T. Sloan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Kimberly T. Sloan and~~ Donald T. Sloan, the bargainor(s), 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 Franklin, Tennessee, this 18th day of August 2006.

Notary Public

My Commission expires: 11-18-2009

JUDY MANGRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On August 18, 2006, before me personally appeared, Donald T. Sloan, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Kimberly T. Sloan, and who acknowledged that he executed the same as the free act and deed of Kimberly T. Sloan.

Witness my hand, at office, this 18th day of August 2006.

Notary Public

My commission expires: 11-18-2009

FILE NO: TN2006070212

JUDY MANGRUM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON