This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Bobby Ray Borum
4720 Hickory Way
Antioch, Tennessee 37013

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 175-8
PARCEL 14

WARRANTY DEED

BOOK 9944PG857

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, Holigan Homes, Inc., a Texas corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Bobby Ray Borum, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 21, on the Plan of Hickory Woods, Section One, of record in Plat Book 6900, Page 509, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being a part of the same property conveyed to Holigan Homes, Inc., by deed from T & T Partners I, a Texas general partnership of record in Book 9867, Page 397, Register's Office for Davidson County, Tennessee.

This is part of the same description as in previous deed of record.

Subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 9678, Page 187; amended in Book 9764, Page 44; Charter of record in Book 7857, Page 87; re-recorded in Book 7876, Page 67, and Book 9680, Page 319; By-Laws of record in Book 7932, Page 748; as amended in Book 9678, Page 218, and such easements and setback lines of record in Plat Book 6900, Page 509, said Register's Office.

Taxes for 1996 have been pro-rated and assumed by Grantee(s).

This is improved property known as 4720 Hickory Way, 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 Bobby Ray Borum, his heirs and assigns, forever; and Holigan Homes, Inc., a Texas corporation does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, have a good right to convey it; and does further covenant and itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 7th day of February, 1996.

Holigan Homes, Inc., a Texas corporation

Scott C. Smith

BOOK 9944 PG 858

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Scott C. Smith as Vice-President of Holigan Homes, Inc., a Texas corporation, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Vice-President of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Nashville, Tennessee, this the 7th day of February, 1996.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 98,619.00.

AFFIANT

Subscribed and sworn to before me this 7th day of February, 1996.

NOTARY PUBLIC
My Commission Expires: 3/22/97

FLOYD LARGE NOTARY PUBLIC AT

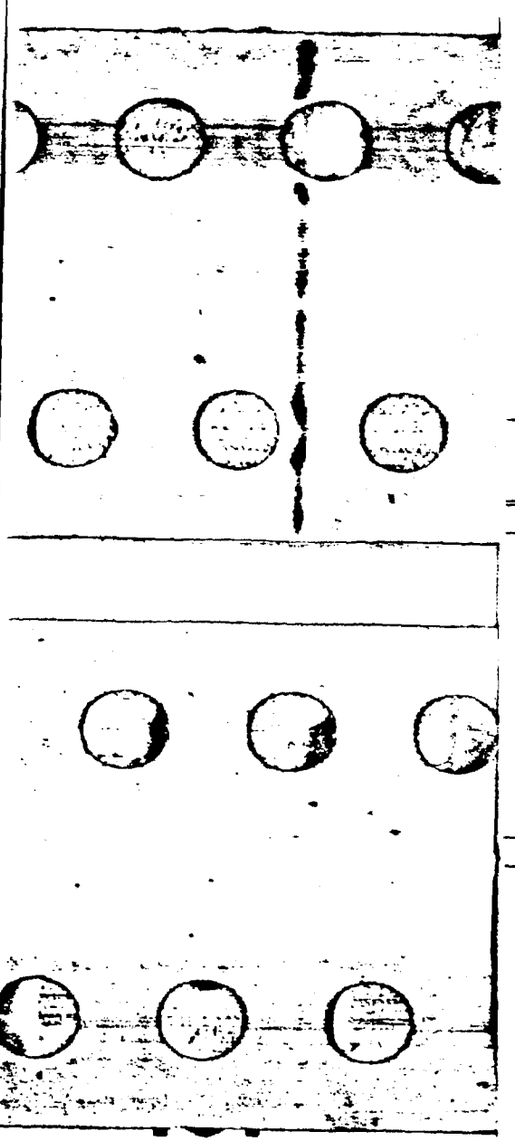
96 FEB 12 AM 9:38

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

014977

IDENTIFICATION REFERENCE

7015 02/12 0101 03CHECK 373.82



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9944 PG 859

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	98619.00
CON TX	364.82
PRFEE	1.00
WDEED	8.00
TOTAL	373.82
CHECK	373.82

02/12/96 01 09:42 0001 7015

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0149477
IDENTIF. ↑ REFERENCE

96 FEB 12 AM 9:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1005217