Book

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $104,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 1997.

Notary Public

MY COMMISSION EXPIRES: October 9, 1999.

(AFFIX SEAL)

My Commission Expires: 1999

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Co., 2711 Murfreesboro Road, Suite 200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
William J. Mroz	Columbia National, Incorporated	175-4-3
(NAME) 4600 Rockland Trail	(NAME) P.O. Box 3050	BOOK 10517 PG 62
(ADDRESS) Antioch, TN 37013	(ADDRESS) Columbia,Maryland 21045-6050	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DELUXE HOMES, LLC** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILLIAM J. MROZ, UNMARRIED** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 53 on the Plan of Hickory Woods Estates, Section A, of record in Plat Book 6900, Page 511, as corrected by Surveyor's Certificate of Correction (to reflect a change of street name) of Record in Book 7582, Page 167, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Deluxe Homes, LLC by deed of record in Book 10366, Page 106, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Deluxe Homes, LLC by David Estes as their Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10517 Page 61, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This is improved (X) property, known as 4600 Rockland Trail, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 our hands this 30th day of June, 1997.

Deluxe Homes, LLC
By: Deluxe Homes LLC
David Estes, Attorney-In-Fact

Attest:

97 JUL -3 AM 8:03
FELIX E. WILSON III
DAVIDSON COUNTY REGISTER

IDENTIFICATION REFERENCE 0322789

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6/30/97 before me personally appeared David Estes, the person who executed the foregoing instrument on behalf of Deluxe Homes, LLC, and acknowledged that he executed the same as the free act and deed of the said Deluxe Homes, LLC through Power of Attorney granted him, by the said Deluxe Homes, LLC.

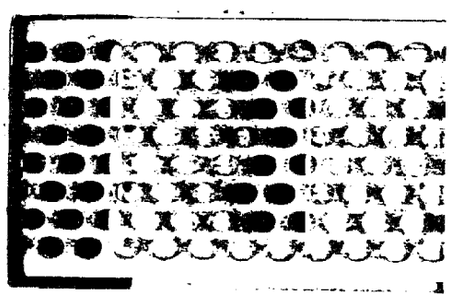
Notary Public

Commission Expires:

07/03 0101 03CHECK 393-80

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD CO

My Commission Expires: 1999



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

RECEIVED OF _____

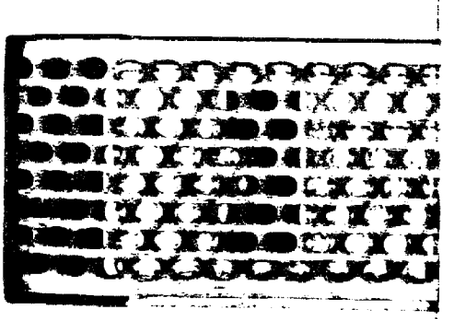
FOR _____

BOOK 10517 PG 63

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	
				104000.00
			CON TX	384.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	393.80
			CHECK	393.80
07/03/97	01		11:03 0001	0624

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0322789
IDENTIF. A REFERENCE

97 JUL -3 AM 11:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1170400