BOOK 10937 PG 344

WARRANTY DEED

TCH-EMC-98-956

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,900.00

Carol Yates
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF April 19 98

Notary Public

MY COMMISSION EXPIRES: 3/26/2001
(AFFIX SEAL)

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W. Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

Mail

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold Hunter, Jr. (NAME)	HomeGold, Inc. dba Emergent (NAME)	33-5-2
104 Katherine Court (ADDRESS)	50 Datastream Plaza (ADDRESS)	
Goodlettsville, Tn 37072 (CITY) (STATE) (ZIP)	Greenville, SC 29605 (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, MTR Contractors, a Tennessee Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold Hunter, Jr. and wife, Tania L. Hunter

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:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Birdwell Subdivision, Phase Two, as of record in Plat Book 7900, Page 762, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Middle Tennessee Roofing Co., Inc. by Deed from Joel S. Birdwell, of record in Deed Book 10639, Page 633, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Deed Book 10655, page 576, Register's Office for said County.

This conveyance is subject to any and all zoning regulation, building restrictions and setback lines, if any, easements and rights-of-way for public utilities.

98 MAY 19 AM 9:14
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0439700

unimproved ( )
This is improved (X) property, known as 104 Katherine Court, Goodlettsville, Tn 37072
(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 and 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 hand s this 24th day of April 19 98

MTR Contractors, a Tennessee Partnership

By: Wayne Burkeen, Partner

By: Jason Burkeen, Partner

By: Michael Burkeen, Partner

By: Brad Burkeen, Partner

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STATE OF TENNESSEE
COUNTY OF

,Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____19_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Wayne Burkeen and Jason Burkeen with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Partner and Partner respectively of the MTR Contractors, a Tennessee Partnership the within named bargainor, and corporation, and that they as such Partner and Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Wayne Burkeen as such Partner, and attesting the same by the said Jason Burkeen as such Partner.

Witness my hand and official seal at Hendersonville, Hendersonville, TN 37075 on this the 24th day of April 19 98.

My commission expires 3/25/2001

Melinda D Rogers
Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the underigned a Notary Public within and for the State and County aforesaid, personally appeared Michael Burkeen and Brad Burkeen with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the Partner and Partner respectively of the MTR Contractors, a Tennessee Partnership the withing named bargainor, and corporation, and that they as such Partner and Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Michael Burkeen as such Partner, and attesting the same by the said Brad Burkeen as such Partner.

Witness my hand and official seal at office at Hendersonville, TN 37075 on this 24th day of April, 1998.

My Commission Expires: 3/25/2001

Notary Public

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
TITLE CONNECTION, INC.

- [ ] 1310 Memorial Boulevard, Springfield, Tennessee 37172
- [ ] 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- [x] 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- [ ] 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- [ ] 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- [ ] 1187 Vultee Boulevard, Nashville, Tennessee 37217
- [ ] 111 W. College Street, Murfreesboro, Tennessee 37130
- [ ] 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 142900.00
CON TX 528.73
PRFEE 1.00
WDEED 8.00
TOTAL 537.73
CHECK 537.73

05/19/98 01 09:44 0001 9208

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0439700
IDENTIF. A REFERENCE
98 MAY 19 AM 9:44
REGISTER
DAVIDSON COUNTY, TN.

No. 1295195