0472231

IDENTIF. ↑ REFERENCE

MAIL ENV.

98 AUG -7 AM 10: 13

FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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WARRANTY DEED

BOOK 11056 PAGE 671

This Indenture made this **30th** day of **July, 1998** between **Butler Construction, LLC** , GRANTOR, and **James Boyce, Married**, as GRANTEE.

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Hickory Highland Place, Section 1, of record in Book 9700, page 189, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Butler Construction, LLC, a Tennessee limited liability Company by Warranty Deed from M & D Development, LLC, a Tennessee limited liability company of record in Book 10542, page 638, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 10421, page 239, Register's Office for Davidson County, Tennessee.

Subject to all matters of record in Plat Book 9700, page 189, Register's Office for Davidson County, Tennessee.

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, their heirs and assigns, forever; and we do covenant with said Grantee 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 Grantee, his/her 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.

IN WITNESS WHEREOF, Grantors s hereunto set its hand and seal this day and year first above written.

WITNESSES

Butler Construction, LLC

Jerry Butler, Managing Partner

V R. Pierce as Attorney in fact

8007 08/07 0101 CSHECK 491.63

COUNTY OF DAVIDSON
STATE OF TENNESSEE

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jerry Butler with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her/self to be the Managing Partner of the Butler Construction, LLC, and that he/she as such Managing Partner executed the foregoing instrument for the purpose therein contained by signing the name of the by him/herself as Managing Partner. Witness my hand and official seal this30th day of July, 1998.

_____
NOTARY PUBLIC

MY COMMISSION EXPIRES:

COUNTY OF DAVIDSON
STATE OF TENNESSEE

On 30th day of July, 1998, before me personally appeared Jennifer R. Pierce, 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 Jerry Butler as his/her/their attorney in fact and acknowledged that he/she executed the same as the free act and deed of the said Jerry Butler. Said Power of Attorney being record in Book 11056 page 670, Register's Office for said County and State.

Katherine L. Faulkner
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-28-99

COUNTY OF DAVIDSON
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $129,900.00

Candace Quarton
Affiant

Subscribed and sworn before me this 30th day of July, 1998

Katherine L. Faulkner
NOTARY PUBLIC

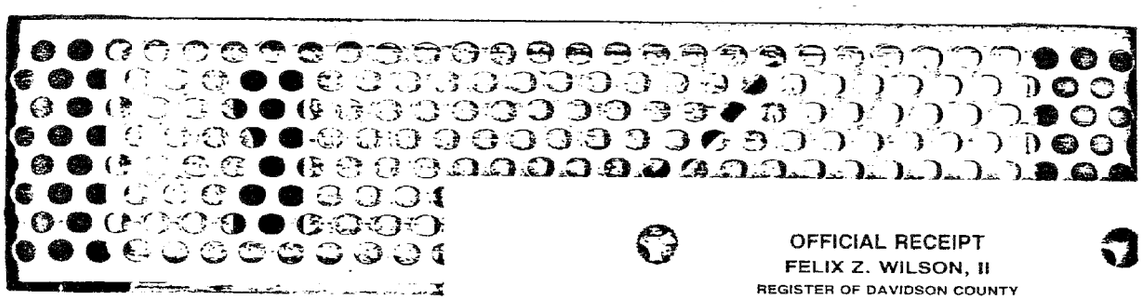
MY COMMISSION EXPIRES: 11-28-98

Prepared by:
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

Address of New Owner:
James Boyce
5139 Mount View Road
Antioch, Tennessee 37013

Send Tax Bills To:
New Century Mortgage Corporation
4501 Northpoint Parkway #150
Alpharetta, GA 30022

Map & Parcel No.
Map 163-5 Parcel 2



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

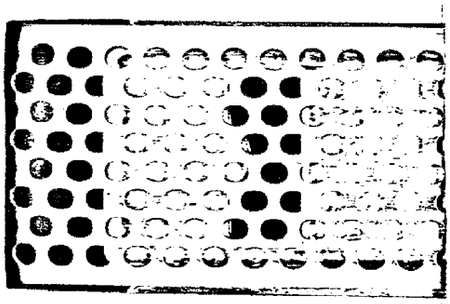
RECEIVED OF _____

FOR _____

BOOK 11056 PAGE 673

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	129900.00
[illegible] TX	480.63
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	491.63
CHECK	491.63

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/07/98 01 10:14 0001 4007

047223 I.
IDENTIF. ◆ REFERENCE
98 AUG -7 AM 10: 13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1329579