2904

Instr:200008230083575 Page: 1 OF 2
REC'D FOR REC 08/23/2000 2:56:41PM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $258.26

THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
SUNTRUST CENTER
424 CHURCH STREET, SUITE 1750
NASHVILLE, TN 37219

MAP/PARCEL NO:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 69,800.00

Affiant

Subscribed and sworn to before me this the 22nd day of August, 2000.

My Commission Expires: My Commission Expires OCT. 25, 2003

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
FIVE STAR BUILDERS, LLC	SAME
(Name)	(Name)
P.O. BOX 41008	
(Street Address)	(Street Address)
NASHVILLE, TN 37204	

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **New Hope Partners, a Tennessee General Partnership,** hereinafter called the "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Five Star Builders, LLC,** hereinafter called the "Grantee", its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot Nos. 8 and 18, on the Plan of Windchase, Phase III, a Planned Unit Development, as shown on plat of record in Plat Book 11700, Page 14, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being the same property conveyed to New Hope Partners, LLC, by deed of record in Instrument No. 199912290308255, Register's Office for Davidson County, Tennessee. New Hope Partners, LLC having since been converted to a Tennessee General Partnership, title is vested in New Hope Partners, a Tennessee General Partnership.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee", its successors and assigns forever; and "Grantor" does covenant with the said "Grantee" that it is 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; and "Grantor" does further covenant and bind itself, its successors heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee", its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor" has caused its name to be affixed hereto on this the 22 day of August, 2000.

GRANTOR:
New Hope Partners, a Tennessee
General Partnership:

By: W.H. Eason, Jr.
W. H. Eason, Jr., General Partner

By: Michele E. Bennett, Attorney in Fact
Michele E. Bennett, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michele E. Bennett, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledges that she executed the within instrument as the true and lawful attorney-in-fact for W.H. Eason, Jr., by signing the name of the aforesaid W.H. Eason, Jr., by herself as attorney-in-fact, for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of August, 2000.

NOTARY PUBLIC

My Commission Expires: My Commission Expires OCT. 25, 2003

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