Box 1

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/12/00 10:10 2pgs
Fees:11.00 Taxes:389.63

20001012-0101330

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $99,900.00

Holigan Homes Tennessee, Ltd.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF SEPTEMBER, 2000.

Renee Lee
Notary Public

MY COMMISSION EXPIRES: October 9, 2003 (AFFIX SEAL) RENEE LEE NOTARY PUBLIC MY COMMISSION EXPIRES June 2, 2004

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 1404 Hazelwood Drive, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kato M. Smith (NAME)	Southeastern Mortgage of Tennessee, Inc. (NAME)	175-08-0-16.00
4712 Hickory Way (ADDRESS)	115 29th Ave. South (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, Holigan Homes Tennessee, LTD, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kato M. Smith and wife Dorian L. Smith, 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.23 on the Plan of Hickory Woods Estates, Section 1, of record in Plat Book 6900, Page 509, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Holigan Homes Tennessee, LTD by deed of record in Book 11029, Page 168, Register's Office for Davidson County, Tennessee.

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

unimproved ☐
This is improved ☒ property, known as 4712 Hickory Way, 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 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 hands this 29th day of September, 2000.

Holigan Homes Tennessee, LTD
a Texas limited partnership

By: Holly Management, LLC, a Texas limited liability company, its General Partner

By: _____

Name: Ron J. Hoyl,
Vice President

Title: _____

STATE OF TEXAS)
)
COUNTY OF DALLAS)

This instrument was acknowledged before me, this 29th day of September, 2000, by Ron J. Hoyl, Vice President of Holly Management, LLC, a Texas limited liability company, General Partner of Holigan Homes Tennessee, Ltd., a Texas limited partnership.

Renee Lee
Notary Public

RENEE LEE
MY COMMISSION EXPIRES
June 2, 2004