Davidson County DEEDWARR
Recvd: 04/30/01 15:28 2pgs
Fees:11.00 Taxes:555.00

20010430-0043394

STATE OF TENNESSEE 2001-65
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF April 2001

Notary Public Mark A. Ellmore, Jr.

MY COMMISSION EXPIRES: 1/25/2003

MARK A. ELLMORE, JR. NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold L. Champion	Mortgage Resources, Inc.	109-05-5
(NAME)	(NAME)	
1232 Reelfoot Circle	404 BNA Drive, Suite 400	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennessee 37214	Nashville, Tennessee 37217	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, United Guaranty Residential, Insurance Company

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Harold L. Champion and wife, Patricia A. Champion

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. 99 on the Plat of Reelfoot Subdivision, Section 2 of record in Plat Book 5200, Page 727, Register's Office for said County, to which reference is made for a more complete description.

BEING the same property conveyed to United Guaranty Residential Insurance Company by deed from Federal Home Loan Mortgage Corp., filed of record in Instr. No. 20010430-0043393 Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 1232 Reelfoot Circle, Nashville, Tennessee 37214

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 their hands, this 9th day of April, 2001

United Guaranty Residential, VICE PRESIDENT

ASST. SECRETARY

UNITED GUARANTY RESIDENTIAL INSURANCE CO. CORPORATE SEAL NORTH CAROLINA

STATE OF NORTH CAROLINA
COUNTY OF Guilford

On this 9th day of April, 2001, before me, the undersigned officer, personally, appeared Jack Padgett and Barton Neese who acknowledged himself/herself to be the vice pres and asst. secty of United Guranty Residential Insurance Company, and that he/she, as such vice pres and asst. secty, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as vice pres. and asst. secty.

In witness whereof I hereunto set my hand and official this 9th day of April, 2001.

R. Anthony Steele

Notary R. Anthony Steele

My Commission Expires: 6/17/2002

