27A
2 of 3

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,900.00

David R. Reeves
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF February 2002

Notary Public

MY COMMISSION EXPIRES: April 26, 2005
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David R. Reeves (NAME)	HomeBuyers Financial Services LP (NAME)	172 15A
1212 Holt Hills Court (ADDRESS)	801 94TH AVENUE NORTH (ADDRESS)	74CO
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	ST PETERSBURG, FL 33702 (CITY) (STATE) (ZIP)	6D 78218

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, Hollace Tafeen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David R. Reeves and wife, Julie A. Reeves

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 87 on the Plan of Holt Woods, Section Five of record in Book 9700, page 10, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Hollace Tafeen, an unmarried person by deed from Lou Ann Patterson and husband, Brian D Patterson dated 6/23/98 of record in Book 10996, page 374, Register's Office for Davidson County, Tennessee.

Declaration of covenants, conditions and restrictions as contained of record in Book 9570 , page 13 and 22 and Book 9745, page 41 said Register's Office.

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

Davidson County DEEDWARR
Recvd: 02/25/02 08:21 2pgs
Fees:13.00 Taxes:650.83
20020225-0023377

unimproved ( )
This is improved (X) property, known as 1212 Holt Hills Court, Nashville, Tennessee 37211
(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 my hand this 21st day of February 2002

Hollace Tafeen by Julie A. Reeves Atty in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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 he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

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

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Williamson

On this, 20th day of February, 2002, personally appeared before me, _____ Richard Graves, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of Hollace Tafeen and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this 20th day of February, 2002

My commission expires 4/26/05

Notary Public

MARK W. KILPATRICK
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY