WARRANTY DEED

TRACY A. HOBBY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

My Commission Expires NOV 7, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF December, 2002

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

American Title Company, Inc., 125 Glancy St., Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Freida Borum (NAME)	Same (NAME)	082-050/071.00
1702 4th Ave. North (ADDRESS)	(ADDRESS)	
Nashville, TN 37208 (CITY) (STATE) (ZIP)	(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, Richland Builders of Tennessee, LLC, n/k/a Richland Builders of Tennessee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Freida Borum, unmarried

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:

Being Lot No. 36 on the plan of the D/T/ McGavock;s Addition called D.T. McGavock's Plan of 98 Lot's, of record in Book 21, page 7, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and detailed description.

Being the same property conveyed to Richland Builders of Tennessee, LLC by deed dated 09-20-00, from Robert Gregg Poole, filed for record on 09-20-00, in INSTRUMENT NO. 200009200093586, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: (1) all matters appearing on the Plan of record in Plat Book 21, Page 7, said Register's Office, including any restrictions ancillary thereto; (2) any and all applicable governmental and/or zoning regulations; (3) taxes that have been assumed by the Grantee herein.

Davidson County DEEDWARR
Recvd: 12/27/02 07:30 2pgs
Fees:13.00 Taxes:281.20

20021227-0159235

unimproved ( )
This is improved (X) property, known as 1702 4th Ave. North, Nashville, TN 37208
(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 13th day of December 2002

Richland Builders of Tennessee, LLC, by
Robert Gregg Poole, Member, n/k/a Richland Builders of Tennessee, by
Robert Gregg Poole, Partner

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 [illegible]

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 Goodlettsville, Tennessee, this 13th day of December, 2002.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert Gregg Poole and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be a member and _____ respectively of the Richland Builders of Tennessee, LLC, a Tennessee* the within named bargainor, ~~and corporation~~ and that he as such member 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~~ LLC by the said Robert Gregg Poole as such member, and attesting the same by the said Robert Gregg Poole as such member.

*Limited Liability Company

Witness my hand and official seal at office at Goodlettsville, Tennessee on this the 16th day of December, 2002.

My commission expires _____

TRACY A. HOBBY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires NOV. 7, 2005

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert Gregg Poole, with whom I am personally acquainted and who upon his oath acknowledged himself to be a Partner of Richland Builders of Tennessee, the within named bargainor, and that he as such Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Partnership by the said Robert Gregg Poole as such Partner and attesting the same by the said Robert Gregg Poole as such Partner.

Witness my hand and official seal at Goodlettsville, Tennessee this 16th day of December, 2002.

Notary Public

Commission Expiration:

TRACY A. HOBBY
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires NOV. 7, 2005