LENDER'S TITLE and ESCROW, LLC.
501 CORPORATE CENTRE DRIVE
SUITE 460 140
FRANKLIN, TENNESSEE 37067
PH: 615-778-9255 FAX: 778-9015

23-1-137

(2)

Davidson County DEEDWARR
Recvd: 04/16/03 10:41 2pgs
Fees:13.00 Taxes:532.80

20030416-0050662

PREPARED BY:
Land Title South, Inc.
501 Corporate Centre Drive, Suite 360
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this **27th** day of **February, 2003** by and between **Stonemark Homes, LLC** , herein after referred to as GRANTOR, and **Derrick M Hurst and wife, Da'nna Hurst** , herein after referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Antioch,** County of **Davidson,** State of Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Hickory Woods Estates, Section C, Phase II, of record in Plat Book 9700, page 952, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate legal description.

Previously **Being part of the same property conveyed to J.D. Eatherly by deed, dated April 19, 2002, from Southfork Development, Ltd. of record in Instrument 20020424-0050774, in the Register's Office of Davidson County, Tennessee. Previously being part of the same property conveyed to Southfork Development, Ltd. by deed, dated November 3, 1998, from T&T Partners I, a Texas General Partnership, of record in Book 11194, page 669, in the Register's Office of Davidson County, Tennessee.** Being the same property conveyed to Stonemark Homes by Quitclaim deed being recorded simultaneously herewith in Book _____, page _____ Register's Office of Davidson County, Tennessee.

This is improved/unimproved property known as: 5156 Brookstone Court, Antioch, TN 37013

20030416-0050660

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Stonemark Homes, LLC

By: Robert A. Yeatman
Signature of Seller

Robert A. Yeatman President of Stonemark Homes, LLC

By:
Eddie Deuschle
Attorney in Fact for Robert A. Yeatman

ATTORNEY IN FACT
STATE OF TENNESSEE)
COUNTY OF Williamson)

On this **27th** day of **February, 2003** before me personally appeared Eddie Deuschle , to me known, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Robert A. Yeatman, President of Stonemark Homes, LLC , and acknowledged that he/she executed the same as the free act and deed of said Eddie Deuschle .

Witness my hand, at office, this **27th** day of **February, 2003.**

Notary Public

My Commission Expires: 8/22/05

CARRIE E. HUGHES NOTARY PUBLIC AT LARGE MAURY COUNTY, TENN.

Name and Address of Property Owner:
Derrick M Hurst and Da'nna Hurst
5156 Brookstone Court, Antioch, TN 37013

Send Tax Statements to:
GMAC Mortgage
1801 West End Ave Ste 700, Nashville TN 37203

map and parcel--176.05-0-B 186.00 CO

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Williamson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$144,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

X
Affiant

Sworn to and subscribed before me, a Notary Public, this **27th** day of **February, 2003.**

Notary Public

JOSEPH K. GREGORY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 6/3/06

RETURN TO:

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501 Corporate Centre Drive, Suite 360
Franklin, TN 37067
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