File #200330228

M. TATE NOTARY PUBLIC AT LARGE HERFORD COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$93,000.00**.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of April, 2003.

Notary Public

MY COMMISSION EXPIRES: 5-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 613 Potomac Place, Suite 201, Smyrna, TN 37167

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thoroughbred Construction, LLC	SAME	150-12-C-49.00; 150-12-C-50.00; 150-12-C-21.00
(NAME) P.O. Box 752	(NAME)	
(ADDRESS) Murfreesboro, TN 37133	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **MT. VIEW, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **THOROUGHBRED CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Tract 1
Land in Davidson County, Tennessee, being all of Lot No. 21 on the Final Plat Mt. View Subdivision, Section One, as shown by plat appearing of record in Plat Book 11700, Page 36 amended in Instrument No. 20010207-0012283, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Tract 2
Land in Davidson County, Tennessee, being all of Lots Nos. 1 & 2 on the Final Plat Mt. View Subdivision, Section Two, as shown by plat appearing of record in Instrument No. 20010523-0053206, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being part of the same property conveyed to Mt. View, LLC by Warranty Deed of record in Book 11121, Page 164 further conveyed by Instrument of Correction of record in Instrument No. 20020402-0039743, said Register's Office.

Declaration of Covenants Conditions and Restrictions as of record in Book 11272, Page 811, restated and amended in Instrument No. 20020108-0002714 and re-recorded in Instrument No. 20020122-008596; Charter for Homeowners Association as of record in Instrument No. 20020108-0002713; Quitclaim Deed conveying open space as of record in Instrument No. 20020129-0012295; Boundary Plat as of record in Book 11190, Page 65; Rights of Adjoining Owners as of record in Book 6013, Page 187 and, any and all matters as shown on plat of record in Plat Book 11700, Page 36 and amended in Instrument No. 20010207-0012283 and Instrument No. 20010523-0053206; all in the Register's Office for Davidson County, Tennessee.

Unimproved (X)
This is improved ( ) property, known as Lots 1 & 2 Sec. II, Lot 21 Sec. I, Antioch, TN 37027
(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 GRANTEE, its successors and assigns forever; and Grantor covenants with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 25th day of April, 2003.

Davidson County DEEDWARR
Recvd: 05/05/03 14:06 2pgs
Fees:13.00 Taxes:344.10
20030505-0059559

Mt. View, LLC, a Tennessee Limited Liability Company

BY:

Homey Aminmadani, Chief Manager

STATE OF Tennessee

COUNTY OF ~~Davidson~~ Williamson

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Homey Aminmadani, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of Mt. View, LLC, the within named bargainor, a limited liability company, and that he as such Chief Manager, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Chief Manager.

Witness my hand and official seal, this 25th day of April, 2003.

Kathy Renee West

Notary Public

My Commission Expires: 3-17-04

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
613 Potomac Place, Suite 201
Smyrna, TN 37167