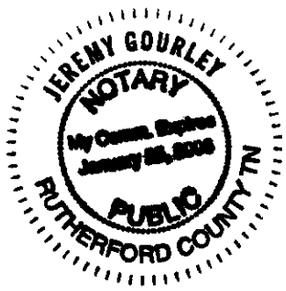
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,900.00

Doris J. Fields
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF APRIL, 2003.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
613 Potomac Place, Suite #205
Smyrna, TN 37167

Davidson County DEEDWARR
Recvd: 05/07/03 10:52 2pgs
Fees:13.00 Taxes:465.83

20030507-0060846

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doris J. Fields	First Franklin Financial Corporation	Map: 151-09-0
(NAME) 6444 Paddington Way	(NAME) 112 Town Park Drive	Group: A
(ADDRESS) Antioch, TN 37013	(ADDRESS) Kennesaw Georgia 30144	Parcel: 144.00
(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, Scott Butler Construction , d/b/a Scott Allen Butler Construction , HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Doris J. Fields, 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. 144 of Final Plat, Long Hunter Chase, A Residential Planned Unit Development, Phase I, Section II, as shown by plat of record in Plat Book 9700, page 638, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Scott Butler Construction d/b/a Scott Allen Butler Construction by Deed from Barry Construction Company dated 02/28/02 and recorded on 04/01/02 of record in Instrument No. 200204010038843 in the Register's Office for Davidson County, Tennessee. Being the same property conveyed to Barry Construction Company by deed from JCH Development Company, Inc. recorded on 12/01/1994 of record in Deed Book 9534, page 913 in the Register's Office for Davidson County, Tennessee.

Subject to all matters of record and plat in Book 10796, Page 619, Book 9588, Page 930 and Book 10796, Page 625, Register's Office for said County.

Restrictive Covenants of record in Deed Book 9433, Page 953, Deed Book 9430, Page 251, Deed Book 9534, Page 938, Deed Book 9534, Page 942 and Instrument #2001051400496301, Register's Office of said County.

By-Laws of record in Deed Book 9430, Page 279, Register's Office for said County.

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

unimproved ☐

This is improved ☒ property, known as 6444 Paddington Way, Antioch, TN 37013

(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 our hands this 30th day of April, 2003.

Scott Butler Construction

By: _____

Attest: _____

STATE OF Tennessee
COUNTY OF Rutherford

On this the 30th day of April, 2003, before me personally appeared Belinda Butler, 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 Scott Allen Butler, and who acknowledged that she executed the same as the free act and deed of the said Scott Allen Butler by virtue of that Power of Attorney, duly executed by the said Scott Allen Butler and appearing of record in Instrument No. 20020401-0038840 of Register's Office of Davidson County, Tennessee.

Witness my hand and official seal at Smyrna, Tennessee, this 30th day of April, 2003..

My Commission Expires:

Notary Public

DEBBIE C. WILLIAMS NOTARY PUBLIC AT LARGE TENN. MY COMM. EXP. MARCH 20, 2004 RUTHERFORD CO.

File Number2303337

RETURN TO:
Cumberland Title Company
613 Potomac Place, Suite#205
Smyrna, TN 37167