WARRANTY DEED

BETH TRIPLETT NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

MY COMMISSION EXPIRES: MAY 23, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $111,900.00

Maryanna Gould
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JUNE, 2003.

Beth Triplett
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALLISON TITLE COMPANY, 116 Wilson Pike Circle, Suite 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Muse	First Franklin Corp., a Delaware Corporation	149-2/58.00
(NAME)	(NAME)	
720 Oak Creek Dr.	112 Town Park Drive	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Kennesaw, GA 30144	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 06/11/03 08:44 2pgs
Fees:13.00 Taxes:414.03

20030611-0080426

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,

David G. Farrington and wife, Kristie Farrington

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

Mary Muse, an unmarried woman

, 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. 107 on the Plan of Oakwood Subdivision, Phase 1 of record in Plat Book 6900, Page 935, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to David G. Farrington by Warranty Deed from Christopher E. Burton and wife, Laurel L. Burton, dated March 31, 1997 and filed for record in Book 10403, page 478, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 720 Oak Creek Dr., 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 my/our hand(s) this 5th day of June, 2003.

David G. Farrington

Kristie Farrington

STATE OF TENNESSEE
COUNTY OF Davidson

On June 5, 2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared David G. Farrington and wife, Kristi Farrington to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Brentwood, Tennessee this 5th day of June, 2003.

Commission expires:

Notary Public

BETH TRIPLETT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 23, 2006