Davidson County DEEDWARR
Recvd: 06/30/03 10:55 2pgs
Fees:13.00 Taxes:414.40

20030630-0089825

FILE BOX 30

State of Tennessee
County of Williamson
The actual consideration or value whichever is greater is $112,000.00.

Subsribed and sworn before me this the 23rd day of June, 2003.

Affiant

Notary Public

NOTARY PUBLIC (Affix Seal) WILLIAMSON COUNTY, TN

My Commission Expires 2003

WARRANTY DEED

This instrument prepared by: **SOUTHEAST TITLE of Tennessee, Inc.** 300558

214 Centerview Drive, suite 101, Brentwood, Tennessee 37027

Address of new owner:
Meredith N. Baugh
292 Tusculum Road
Antioch, TN 37013

Send tax bills to:
SOUTHSTAR FUNDING, LLC
400 Northridge Road
Suite 1000
Atlanta, GA 30350

Map 162-1-A Parcel 6CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Richard B. Nelson

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Meredith N. Baugh

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 9 on the plan of Phase 1 Hickory Glade, of record in Book 6250, page 889, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Richard B. Nelson by Deed from Sean Akhom and wife, Vicki Akhom, by Warranty Deed on 7-12-2001, of record in Instrument No. 20010712-0074548, said Register's Office.

THIS IS IMPROVED PROPERTY KNOWN AS 292 Tusculum Road, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

Subsribed and sworn before me this the 23rd day of June, 2003.

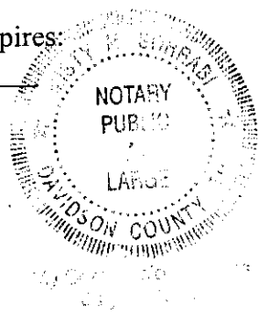
Richard B. Nelson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within name Richard B. Nelson, the bargainor(s), 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, this 23rd day of June, 2003

My commission expires: _____



Notary Public