THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
Washington Square, Suite 400
214 Second Avenue, North
Nashville, TN 37201-1476

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $20,000.00.

Affiant

Sworn to and subscribed before me this 18 day of September, 2003.

NOTARY PUBLIC

My Commission Expires: 5.28.06

Davidson County DEEDWARR
Recvd: 09/22/03 13:53 2pgs
Fees:13.00 Taxes:74.00
20030922-0139859

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
TN Homebuyers, Inc.	Same	Map 94-1
P.O. Box 791		Parcel 347
Joelton, TN 37080		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Willie D. McCreary, unmarried**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **TN Homebuyers, Inc.**, hereinafter called "Grantee", their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 44 on the Map of Shelby Village No. Two, as of record in Book 1835, page 48, Register's Office for Davidson County, Tennessee.

Said Lot No. 44 fronts 52 feet on the West side of Village Court, and runs back between parallel lines, 154.7 feet to a dead line.

Being the same property conveyed to Willie D. McCreary and wife, Ruby McCreary, by deed from Lewis P. Greene and wife, Mary Sue Greene, of record in Book 2856, page 517, Register's Office for Davidson County, Tennessee, the said Ruby E. McCreary having since died.

This is improved property known as 706 Village Court, Nashville, TN 37206.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, their heirs and assigns forever; and Grantor does covenant with the said Grantee 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 Grantor does further covenant and bind myself, my heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, 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 hand this 18 day of September, 2003.

Willie D. McCreary by
Carol A. Duke POA

Willie D. McCreary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 18 day of September, 2003, before me personally appeared **Carol Duke**, 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 **Willie D. McCreary**, and acknowledged that such person executed the same as the free act and deed of **Willie D. McCreary**.

Witness my hand and official seal this 18 day of September, 2003.

NOTARY PUBLIC

My Commission Expires 5-28-06.