File #[redacted]0801



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 136,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of December, 2003.

Notary Public

MY COMMISSION EXPIRES: 7/30/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 1535 West Northfield Blvd., Suite 16, Murfreesboro, TN 37129

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stones River Homes, Inc.	SAME	Map: P/O 173-224
(NAME) 4 Public Square North	(NAME)	
(ADDRESS) Murfreesboro, TN 37130	(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, **LENOX VILLAGE II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **STONES RIVER HOMES, INC.,** 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:

Land in Davidson County, Tennessee, being all of Lot Nos. 202, 204 and 205, on the Plan of Section Two, Lenox Village II (formerly addition to Sugar Valley), as shown by plat appearing of record in Plat Book Instrument No., Page 20030203-0014134, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being a part of the same property conveyed to Lenox Village II, LLC, a Tennessee limited liability company by Warranty Deed dated April 3, 2002 of record in Instrument No. 20020404-0041445, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

Declaration of Covenants Conditions and Restrictions for Lenox Village of record in Instrument No. 20020315-0032826; Supplement to Restrictions of record in Instrument No. 20021226-0158458; Instrument No. 20021226-0158459; Master Deed and Restrictions for Lenox Village of record in Instrument No. 20020315-0032825; Storm water Detention Agreement of record in Instrument No. 20020408-0042676; Storm Water Detention Agreement by and between The Lord's Chapel Church Trustee's and Davidson County recorded in Book 7361, Page 230; Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 7985, Page 449; Quitclaim Deed and re-recorded of said Deed by and between Lenox Village I, LC and Lenox Village III, LLC to the Lenox Village Neighborhood Association in Instrument No. 20020507-0056338 and Instrument No. 20020501-0053757; Easement for sanitary sewer, storm drainage and water main with appurtenances of record in Instrument No. 20010918-0100850 and in Instrument No. 20010918-0100852; Easement for Storm Drainage Agreement of record in Instrument No. 20020722-0087469; Easement for Stormwater Detention Agreement of record in Instrument No. 20020628-0078164; any and all matters shown on plat of record in Instrument No. 20030203-0014134; and any and all matters of record; all in the Register's Office for Davidson County, Tennessee.

Unimproved (X)

This is improved ( ) property, known as Lots 202, 204 and 205 Lenox Village II, , TN
(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 Grantor 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.

Davidson County DEEDWARR
Recvd: 12/03/03 12:30 2pgs
Fees:13.00 Taxes:505.05



20031203-0173823

Witness our hands this 1st day of December, 2003.

Lenox Village II, LLC

BY: Rick Blackburn

Rick Blackburn, Secretary

STATE OF Tennessee

COUNTY OF Rutherford

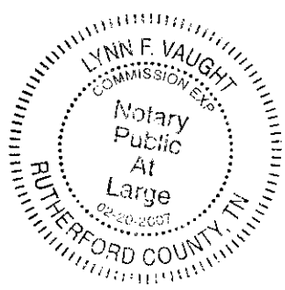
Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Rick Blackburn, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Secretary of Lenox Village II, LLC, the within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

Witness my hand and official seal, this 1st day of December, 2003.

Lynn F. Vaught

Notary Public

My Commission Expires: 2-20-07



(SEAL)

Mail After Recording To:

Southern Title Services, LLC
1535 West Northfield Blvd., Suite 16
Murfreesboro, TN 37129