WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Charles Hamilton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF November 2003

LYNDA L. KING
Notary Public At Large
Commission Expires 05-21-2007

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bragg, Mansfield, & Stegall, 110 South Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Hamilton (NAME)	Argent Mortgage Company, LLC (NAME)	091-08-0-051.00
4302 Albion Street (ADDRESS)	333 Westchester Avenue (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	White Plains, NY 10604 (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, Clarence Summey, unmarried

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

Land in Davidson County, Tennessee, and being all of Lot No. 41, on the Map of L. H. Davis Subdivision of Lot No. 41, Clifton, as shown on survey and plat of same appearing of record in Book 57, page 100, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Said Lot No. 41 fronts 17 feet on the westerly side of 43rd Avenue North, formerly Douglas Avenue and runs back between lines with the northerly margin of Walker Street 150 feet on the north line and 163 feet, more or less, on the south line, or Walker Street, to an alley and measures 50 feet on said alley.

Being the same property conveyed to Clarence Summey, by deed from Eunice J. Hyde and wife, Rita L. Hyde, as shown of record as Instrument #20020701-0078929, Register's Office for Davidson County, Tennessee.

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

Davidson County DEEDWARR
Recvd: 12/15/03 08:24 2pgs
Fees:13.00 Taxes:277.50
20031215-0178665

unimproved ( )
This is improved (X) property, known as 4302 Albion Street, Nashville, TN 37209
(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 hand this 19th day of November, 2003

Clarence Summey

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clarence Summey, unmarried

the bargainor _____, 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 at Murfreesboro, Tennessee, this 19th day of November, 2003.

Commission expires _____

Notary Public

LYNDA L. KING
Notary Public At Large
Commission Expires 05-21-2007

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public