Davidson County DEEDWARR
Recvd: 03/31/04 09:55 2pgs
Fees:13.00 Taxes:636.03

20040331-0035961

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Mark Copeland**
Address **316 Catspaw Court**
City/State/Zip **Antioch TN 37013**

SEND TAX BILLS TO:
Name **Countrywide Home Loans Inc.**
Address P.O. Box 660694
City/State/Zip Dallas, TX. 75266-0694

FOR AND IN CONSIDERATION of the sum of **$10.00. Lifestyle Home Builders Inc., a Tennessee Corporation** has this day bargained and sold, and does hereby transfer and convey unto **Mark Copeland, a Married Man, his** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, Being Lot No. 104 of the Plan of October Woods, Phase 3, Section 9, s Planned Unit Development, of record in Instrument Number 20020916-0112495, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being a part of the same property conveyed to October Woods, G.P., a Tennessee General Partnership, by deed from Paul E. Johnson, Stacy and husband, Buford W. Carter, Lori Kelley and B & Y, a Tennessee General Partnership, dated November 5, 2002, of record in Instrument No. 20021105-0136003, and further conveyed to Lifestyle Home Builders, Inc., a Tennessee Corporation, by Warranty Deed from October Woods, G.P., a Tennessee General Partnership, dated August 15, 2003, of record in Instrument Number 20030820-0120488, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2004 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 183 Group 05A Parcel 355

This is improved property known as: 316 Catspaw Court, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **15th** day of **March, 2004**.

Lifestyle Home Builders Inc.

By: Coby Hanai President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, Christopher M. Corriveau, of the state and county mentioned, personally appeared Coby Hanai, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the President of Lifestyle Home Builders Inc., the within named bargainor, a Corporation, and that such Coby Hanai, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Corporation as President.

WITNESS MY HAND and official seal at office, this **15th** day of **March, 2004**.

Commission expires **June 18, 2005**

Notary Public

CHRISTOPHER M. CORRIVEAU
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

The actual consideration or value whichever is greater, for this transfer is **$171,900.00**

Affiant Mark Copeland

Subscribed and sworn to before me, this the 15th day of March, 2004.

My commission expires June 18, 2005

C.M. Corriveau

Notary Public - Register

