WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/04/04 15:36 2pgs
Fees:13.00 Taxes:846.69
20040504-0050778

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

OWNER:
Name **Larry G. Rowland**
Address **4516 Red Bark 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. H & J Builders Inc., a Tennessee Corporation** hase this day bargained and sold, and dos hereby transfer and convey unto **Larry G. Rowland and Barbara J. Rowland, Husband and Wife as Joint Tenants, their** 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. 147 on the Plan of October Woods, Phase 3, Section 6, a Planned Unit Development of record in Plat Book 9700, page 915, 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 H & J Builders, Inc., a Tennessee Corporation, by Warranty Deed from October Wood, G. P., a Tennessee General Partnership, dated November 6, 2003, of record in Instrument Number 20031110-0164006, 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 185

This is improved property known as: 4516 Red Bark 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 **30th** day of **April, 2004**.

H & J Builders Inc.

By: Eshagh Hanai President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, Christopher M. Corriveau, of the state and county mentioned, personally appeared Eshagh 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 H & J Builders Inc., the within named bargainor, a Corporation, and that such Eshagh 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 **30th** day of **April, 2004**.

Commission expires **January 26, 2008**

Notary Public

JEFFREY C. HORN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 26, 2008

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

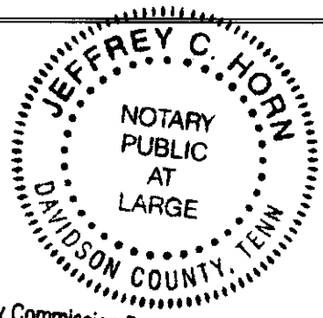
The actual consideration or value whichever is greater, for this transfer is **$228,836.00**

Affiant Larry L Rowland

Subscribed and sworn to before me, this the 30th day of April,2004.

My commission expires: January 26, 2008

Jeffrey C. Horn
Notary Public - Register



My Commission Expires JAN. 26, 2008