THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 22870-05-2004** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $162,500.00. Affiant Subscribed and sworn to before me this 24th day of May, 2004. Notary Public My Commission Expires NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires SEPT. 22, 2007

WARRANTY DEED

Address New Owner: Corinthian Custom Homes, Inc. 414 Bridge Street Franklin, TN 37064	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map No.150.12-0C Parcel Nos. 010.00 011.00 012.00 013.00 and 014.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mt. View LLC, a Tennessee limited liability company**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Corinthian Custom Homes, Inc., a Tennessee corporation** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property located at 3541, 3545, 3549, 3553 and 3557 (Lots 10, 11, 12, 13, 14) Mt View Ridge Dr, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 24th day of May, 2004.

Mt. View LLC

BY: Saeed Sassan, Chief Manager

Davidson County DEEDWARR
Recvd: 05/02/04 14:21 2pgs
Fees:13.00 Taxes:601.25
20040602-0064623

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, of the state and county aforementioned, personally appeared Saeed Sassan, 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 Chief Manager of Mt. View, LLC, the within named bargainor, and that such person, as such Chief Manager, executed the foregoing instrument for the purpose therein contained, by signing the name of the bargainor, by such person as Chief Manager.

Witness my hand and seal this 24th day of May, 2004.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:

My Commission Expires SEPT. 22, 2007

EXHIBIT "A"

Land in Davidson County, Tennessee being Lots Nos. 10, 11, 12, 13 and 14 on the Plan of Mt. View Subdivision Section One in Plat Book 11700, page 36, amended in Instrument No. 20010207-0012283, Register's Office for Davidson County,Tennessee to which plan reference is made for a more complete description.

Being part of the same property conveyed to Mt. View, LLC by deed dated September 18, 1998 from Saeed Sassan, married of record in Book 11121, page 164, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2004 City/County Taxes which have been prorated by the parties and assumed by the Grantee(s).
2. Declaration of Covenants, Conditions By-Laws and Retrictions for Mr. View Subdivision, of record in Instrument No. 20020108-0002714, re-recorded in Instrument No. 20020122-0008596, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).
3. Dedication of common area to Mt. View Subdivision Homeowner's Association, Inc. of record in Instrument No. 20020129-0012295, Register's Office for Davidson County, Tennessee.
4. Charter of Incorporation of Mt. View Subdivision Homeowner's Association, Inc. of record in Instrument No. 20020108-0002713, Register's Office for Davidson County, Tennessee.
5. All matters appearing on the Plan of record as Book 11700, page 36 amended in Instrument No. 20010207-0012283, Register's Office for Davidson County, Tennessee.
6. All matters appearing on the Boundary Plan of record as Book 11190, page 65, Register's Office for Davidson County, Tennessee.

