Davidson County DEEDWARR
Recvd: 06/30/04 14:32 1pgs
Fees:13.00 Taxes:565.36

20040630-0077911

RECORD AND RETURN TO:
GOBER TITLE & ESCROW
4989 Lebanon Pike, # 2A
Old Hickory, TN 37138

WARRANTY DEED

CHERYL M. TRAVERSE 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 $152,800.00.

Tharith Ros
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of June, 2004

Cheryl M. Traverse
Notary Public

MY COMMISSION EXPIRES: 1-20-08

THIS INSTRUMENT WAS PREPARED BY
GOBER TITLE & ESCROW, 4989 Lebanon Pike, Old Hickory, TN 37138

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tharith Ros **1149 Blairfield Drive** **Antioch,TN 37013**	**SAME**	**174 - 11-0-A - 140**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Greenvale Construction, LLC, by Shane McFarland, Authorized Agent

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Tharith Ros, a ~~married~~ woman single TN

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, being all of Lot No. 432 of Subdivision Plat of Cane Ridge Farms, Section One, Phase Three as shown by plat appearing of record in Instrument No. 200106060059239, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being part of the same property conveyed to Greenvale Construction, LLC by Deed from Cane Ridge Farms, LLC A Tennessee Limited Liability Company dated June 18, 2002 of record in Instrument No. 20020620-0074530 of the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as **1149 Blairfield Drive, Antioch, TN 37013**

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(S), He/Her/ Their*** heirs and assigns forever, and ***do(es)*** covenant with the said ***GRANTEE(S)*** that I/we have 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 ***do(es)*** further covenant and bind ***myself/ourselves, my/our*** heirs and representatives, to warrant and forever defend the title to the said land to the said ***GRANTEE(S),his/her/ 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 our hands this 23rd day of June, 2004

X _____ _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Before me, Nashville , a Notary Public within and for the State and County aforesaid personally appeared and with whom I am personally acquainted with Shane McFarland, Authorized Agent for Greenvale Construction, LLC and who upon His oath(s) acknowledged himself/herself/themselves to be the President and Secretary/Treasurer respectively of the Greenvale Construction, LLC and the within named bargainor, and corporation, and that he/she/they as such officer(s) being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, and attesting the same as such officer(s).
Witness my hand and official seal this the 23rd day of June, 2004.

My commission expires: 1-20-08

Cheryl M. Traverse
Notary Public

CHERYL M. TRAVERSE NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE