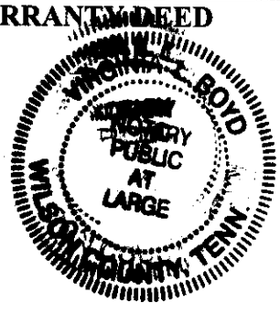
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,000.00

Wendy Locke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2ND DAY OF AUGUST, 2004.

Virginia Boyd
Notary Public

MY COMMISSION EXPIRES: 11-16-05
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/04/04 11:42 2pgs
Fees:13.00 Taxes:503.20
20040804-0093487

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott M. Hines	Mortgage Investors Group, L.P.	Map 150
(NAME) 1113 Burlingame Court	(NAME) 8320 E. Walker Springs Lane	Group 08-0
(ADDRESS) Antioch, TN 37013	(ADDRESS) Knoxville Tennessee 37923	Parcel 146
(CITY) (STATE) (ZIP)	(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,
Roderick S. Kelley and Wife, Debra M. Kelley, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Scott M. Hines ,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:**

Being Lot No. 436 on the Plan of Somerset, Phase I as of record in Plat Book 6900, Pages 690 and 691, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Roderick J. Kelley and Wife, Debra M. Kelley by Warranty Deed dated August 16, 1991 from Carlton Z. Adams and wife, Phyllis P. Adams of record in Book 8422, Page 945, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 7619, Page 647, Book 7657, Page 583, Book 7776, Page 626, Book 8201, Page 770, Book 8663, Page 384, Book 8708, Page 630, Book 9036, Page 326, Book 9065, Page 744, Book 9072, Page 572, Book 9245, Page 332 and Book 9696, Page 654, Register's Office of said County.

By-Laws as shown of record in Book 7619, Page 679, Register's Office for said County.

Charter of Homeowner's Association as shown of record in Book 7661, Page 37, Register's Office for said County.

Deed to Homeowner's Association as shown of record in Book 7768, Page 455, Register's Office for said County.

Subject to Homeowner's Association Dues.

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

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easement of record, (3) all subdivision / condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1113 Burlingame Court, Antioch, TN 37013

(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/our hand(s) this 2nd day of August, 2004.

Roderick S. Kelley

Debra M. Kelley

STATE of Tennessee
COUNTY of Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Roderick S. Kelley and Wife, Debra M. Kelley the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 8/2/2004

My Commission Expires: 11-16-05

Notary Public

VIRGINIA L. BOYD
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

File Number2407245
RETURN TO:
Cumberland Title Company
13018 Lebanon Road, Suite 100
Mt. Juliet, Tennessee 37122