WARRANTY DEED

47

Davidson County DEEDWARR
Recvd: 08/17/04 11:43 2pgs
Fees:13.00 Taxes:111.00
20040817-0099268

G-2485-F

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF August, 2004

NOTARY PUBLIC AT LARGE Kathy J Byers
Kathy J. Byers Notary Public
My Commission Expires
MY COMMISSION EXPIRES: September 24, 2005 9-24-05
(AFFIX SEAL)
STATE OF TENNESSEE

KATHY J. BYERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN TITLE & ESCROW, LLC, 110 Glancy Street, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
McCain Custom Builders, Inc. (NAME)	New Owner (NAME)	MAP 32-9
1723 Wrencrest Drive (ADDRESS)	(ADDRESS)	PARCEL 126
Mt. Juliet, TN 37122 (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, The Developers, A Joint Venture with Robert L. Eatherly on behalf of The Developers having full power to sell, transfer, convey or encumber the property * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO McCain Custom Builders, Inc.

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 Lot No. 187 on the Plan of Quail Ridge, Section Four, of record in Plat Book 7900, Page 161, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said Lot.

Being part of the same property conveyed to The Developers, A Joint Venture, with Robert L. Eatherly on behalf of The Developers having full power to sell, transfer, convey or encumber the property without the joinder of any Venturer, of record in Book 6628, Page 853, Register's Office for Davidson County, Tennessee.

unimproved (X)
This is improved ( ) property, known as 4644 Indian Summer Drive, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

*without the joinder of any Venturer

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 hand this 11th day of August, 2004

The Developers, a Joint Venture
By: Robert L. Eatherly
Robert L. Eatherly, Partner

DCTN01WC

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **ROBERT L. EATHERLY**, with whom I am personally acquainted, and who, upon his oath, acknowledged himself to be the **Partner of THE DEVELOPERS, a Joint Venture,** and that he as such Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Goodlettsville, Tennessee, this 11th day of August, 2004.

Kathy J Byers

Notary Public

My Commission Expires: September 24, 2005

KATHY J. BYERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Kathy J. Byers
My Commission Expires
September 24, 2005
STATE OF TENNESSEE