Davidson County DEEDWARR
Recvd: 10/01/04 16:40 2pgs
Fees:13.00 Taxes:995.30

20041001-0118887

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $269,000.00

Affiant Kurt J.

Subscribed and sworn to before me, this 3r[illegible] of September, 2004.

Cheryl L[illegible]

MY COMMISSION EXPIRES: 2[illegible]

(AFFIX SEAL)

WARRANTY DEED

P-SFG-04-4721

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, Inc.
1896 General George Patton Dr., Ste. 200
FRANKLIN, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey Thomas Rogers	First Horizon Home Loan Corp	
4721 Potomac Drive	(NAME) 5775 E GLENRIDGE DR.	171-03-0-A-103.00 CO
(ADDRESS) Brentwood, Tennessee 37027	(ADDRESS) ATLANTA, GA 30328	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MORTGAGE GUARANTY INSURANCE CO, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JEFFREY THOMAS ROGERS AND WIFE, RITA D. ROGERS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 208 on the Plan of Fredericksburg, Section Four, as of record in Plat Book 7900, page 749 and Book 7900, page 509, 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 Mortgage Electronic Registration systems, Inc. by Substitute Trustee's Deed, dated June 27, 2003 and filed of record as Inst. No. 20030717-0100057, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 4721 Potomac Drive, Brentwood, Tennessee 37027
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 3rd day of September, 2004.

Mortgage Guaranty Insurance Co

BY: _____
Kurt J. Armbrust,
Assistant Vice President

STATE OF ~~Tennessee~~ WISCONSIN

COUNTY OF ~~Davidson~~ / MILWAUKEE

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Kurt J. Ambrust, to me known (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the Asst. VP of, the within named bargainor, a corporation, and that as such Asst. VP being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation.

Witness my hand and official seal, this the 3rd day of September, 2004.

Notary Public Cheryl Luedke

My Commission Expires: 2/4/2007

(SEAL)

CHERYL LUEDKE NOTARY PUBLIC STATE OF WISCONSIN

RETURN TO:

~~2012 21st Avenue South~~
Nashville, TN 37212

~~615.383.2903~~

Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067