Return to:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-754

Davidson County DEEDWARR
Recvd: 11/24/04 10:03 2pgs
Fees:13.00 Taxes:351.50
20041124-0140900

WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

State of Tennessee
County of DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is **$95,000.00**.

Christopher L Hoosier
Affiant

Subscribed and sworn to before me, this the 18th day of November, 2004.

Notary Public

My commission expires: 5/2/06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Judith A Hoosier **Christopher L Hoosier**	**Ownit Mortgage Solutions, Inc**	**071-04-121.00**
2601 Flamingo Drive	**5445 Triangle Parkway, Suite 100**	
Nashville TN 37207	**Norcross, GA 30092**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Choice Investments, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Judith A Hoosier and husband, Christopher L Hoosier

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. 359 on the Plan of Joywood Heights, Section IIA, as of record in Book 1424, page 20, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Choice Investments, LLC., by Deed from Ken Parrish aka Kenneth Parrish aka Kenneth G Parrish and wife, Julie K Schuffman, dated 07/08/2004, of record in Instrument No. 200407090081859, Register's Office for Davidson County, TN .

Also being the same property conveyed to Kenneth G Parrish, by Deed from Lalethia Muse, dated 03/16/2001, of record in Instrument No. 200104100035451, Register's Office for Davidson County TN.

This is improved (__X__) Unimproved (____) property, known as **2601 Flamingo Drive, Nashville TN 37207**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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 **18th** day of **November, 2004.**

Gary R Kenown Chief Manager
Choice Investments, LLC

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Nashville, TN 37214
Ph: (615) 883-5883 Fax: (615) 883-754

Prepared by:
Lawrence Vogan, atty
120 Donelson Pk. Ste 201
Nashville, TN 37214

CORPORATE ACKNOWLEDGEMENT

STATE OF TN
COUNTY OF Davidson

On the 18th day of November, 2004 (year), before me personally appeared Jimmy R. Kenaum, who being by me duly sworn, did depose and say that he is the Chief Manager of Choice Investments, LLC, the corporation described in and which executed the annexed document; that he knows the seal of said corporation; that the seal affixed is such corporate seal; that it was so affixed by order of the Board of Directors of said corporation, and that he signed his name thereto by like order.

On 11/18/04 before me, Danny L. Smith, personally appeared Jimmy R. Kenaum, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS ~~my~~ hand and ~~official seal.~~

Signature Danny L Smith

5/20/06

Affiant _____Known _____Unknown
ID Produced Drivers License

(Seal)

DANNY L. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY