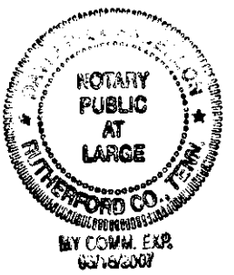
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,900.00

Rachel M Knott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 day of February, 2005..

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
USA Title and Escrow, Inc., 1802 Williamson Court Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rachel M Knott	Michigan Fidelity Acceptance Corp.	075.13-0-102.00
(NAME)	(NAME)	
5020 Bonnaside Drive	25800 Northwestern Hwy, Ste 875	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Southfield, MI 48075	
(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, Joseph M. Roney Jr., HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO Rachel M Knott, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 309, on the Plan of Section 4, Hermitage Hills, of record in Plat Book 2900, page 136, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Joseph M. Roney, Jr., unmarried, by Deed from Ada Diane Stone, unmarried, dated July 25, 1995, and recorded July 28, 1995, in Book 9743, page 775, said Register's Office.

unimproved

This is improved ✓ property, known as 5020 Bonnaside Drive, Hermitage, TN 37076
(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 hand this 21st day of February, 2005.

Davidson County DEEDWARR
Recvd: 02/25/05 12:27 2 pgs
Fees:13.00 Taxes:373.33

20050225-0020999

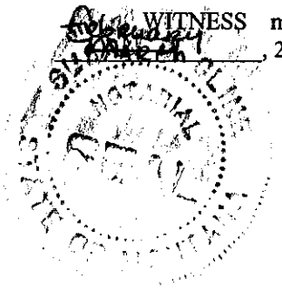
Joseph M. Roney Jr.

STATE OF Montana)

COUNTY OF Cascade)

Personally appeared before me, Susan D. Cline, a Notary Public in and for said County and State, the within named Joseph M. Roney Jr, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Great Falls, ~~Tennessee~~ Montana, this 21st day of ~~February~~ March, 2005.



Susan D. Cline
NOTARY PUBLIC

My Commission Expires: 2-13-07