Davidson County DEEDWARR
Recvd: 02/25/05 11:13 2 pgs
Fees:13.00 Taxes:702.63
20050225-0021024

WARRANTY DEED

This instrument prepared by
THE HOME CLOSING COMPANY, INC.
214 Centerview Drive Suite 225
Brentwood, TN 37027

OWNER:
Name **Lesley C. Adams**
Address **5620 Craftwood Court**
City/State/Zip **Antioch, TN 37013**

SEND TAX BILLS TO:
Name **GMAC Mortgage**
Address P.O. Box 780
City/State/Zip Waterloo, IA 50702-0780

FOR AND IN CONSIDERATION of the sum of **$10.00**. **TR & D Homes Inc., a Tennessee Corporation** has this day bargained and sold, and does hereby transfer and convey unto **Lesley C. Adams, a married person, his** heirs and assigns, hereinafter referred to as "grantees", whether one or more, certain real estate located in **DAVIDSON** County, State of **TENNESSEE**, as follows:

Land in Davidson County, Tennessee, being Lot No. 459 on the Plan of October Woods, Phase Four, Section Seven "A", a Planned Unit Development, as of record in Instrument No. 200009070088379, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to TR&D Homes, Inc., a Tennessee Corporation, by Warranty Deed dated March 31, 2003, from Marks Land Development, G.P., a Tennessee General Partnership, of record in Instrument No. 20030404-0045084, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2005 and subsequent years and all matters of record including restrictions, declarations, easements, dedications, agreements, memorandums, and assessments, as shown of record in the Register's Office for Davidson County, Tennessee.

Map-Parcel No.'s: Map 183 Group 5A Parcel 265CO

This is improved property known as: 5620 Craftwood Court, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said grantees, their heirs and assigns forever. **We** covenant that **we are** lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.
We further covenant and bind **our** heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

Witness **my** hand this **31st** day of **January, 2005.**

TR & D Homes Inc.

By: Sina Taeedkashani, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, the undersigned, of the state and county mentioned, personally appeared Sina Taeedkashani, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the President of TR & D Homes Inc., the within named bargainor, a Corporation, and that such Sina Taeedkashani, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the Corporation as President.

WITNESS MY HAND and official seal at office, this 31st day of **January, 2005.**

Commission expires 1/26/08

JEFFREY C. HOFFLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires JAN. 26 2008

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

The actual consideration or value whichever is greater, for this transfer is **$189,900.00**

Affiant _____

Subscribed and sworn to before me, this the 31st day of January,2005.

My commission expires: 1/26/08

_____
Notary Public - Register

JEFFREY C. HORN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 26, 2008