THIS INSTRUMENT PREPARED BY:
Equity Title & Trust, Inc.
2592 North Mt. Juliet Road
Mt. Juliet, Tennessee 37122

Davidson County DEEDWARR
Recvd: 04/27/05 12:15 2 pgs
Fees:13.00 Taxes:525.40
20050427-0046883

ADDRESS NEW OWNER:
Terry Don McIntyre
6440 Paddington Way
Antioch, Tennessee 37013

MORTGAGEE:
America's Wholesale Lender
P.O. Box 10212
Van Nuys, California 91410

SEND TAX BILLS:
New Owner

MAP-PARCEL:
Map: 151-09-0
Group: A
Parcel: 143.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **We, Jessica L. Ellegood and husband, David L. Ellegood,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Terry Don McIntyre,** 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. 143 on the Plan of Long Hunter Chase, A Residential Panned Unit Development, as shown by plat of record in Plat Book 7900, Page 595 and Plat Book 9700, Page 638, of the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.
>
> Being the same property conveyed to Jessica L. Ellegood and husband, David L. Ellegood, by Warranty Deed from Scott Butler, b/d/a Scott Allen Butler Construction, dated May 30, 2003, of record in Instrument No. 200306180083896, Register's Office for Davidson County, Tennessee.

This is improved property known as 6440 Paddington Way, Antioch, Tennessee 37013.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 9534, page 938, Book 9534, page 942, Book 9433, page 953, Book 9430, page 251, and in Instrument No.200105140049630, and easements, covenants and conditions as shown on the Plan of record in Plat Book 7900, page 595, and Plat Book 9700, page 638, all of record in the Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 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 our hands this 1st day of April, 2005.

JESSICA L. ELLEGOOD

DAVID L. ELLEGOOD

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within names **Jessica L. Ellegood and husband, David L. Ellegood,** the barginors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purpose therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 1st day of April, 2005.

NOTARY PUBLIC

STACEY JOHNS NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 2/12/06

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is **$142,000.00.**

AFFIANT

Subscribed and sworn to before me
this 1st day of April, 2005.

NOTARY PUBLIC

STACEY JOHNS NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 2/12/06