Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

K PETERSON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY TN
My Commission Expires Jan. 15, 2008

06-0506-71805

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $80,000.00

Affiant

Subscribed and sworn to before me, this 7th day of July, 2005.

Notary Public
My commission expires: 02/24/08 01/15/08

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Romany N. Hanna	SouthStar Funding LLC	120-02-0-024.00
1023 Briley Parkway	400 Northridge Road, Suite 1000	
Nashville TN 37217	Atlanta, GA 30350	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Jason W. Milliken**, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Romany N. Hanna**, unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 98, on the Plan of Miro Meadows, of record in Plat Book 1424, Pages 94-95, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Jason W. Milliken by Warranty Deed from Ila Frances Allen, dated July 2, 2002, of record in Instrument No. 20020801-0092430, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 1023 Briley Parkway, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 07/12/05 13:07 2 pgs
Fees:13.00 Taxes:296.00
20050712-0080636

WITNESS my hand this 7th day of July, 2005.

Jason W. Milliken

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jason W. Milliken, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 7th day of July, 2005.

Notary Jean K. Peterson
State of Tennessee at Large

My Commission expires 01/15/08

JEAN K. PETERSON
NOTARY PUBLIC AT LARGE
SUMNER COUNTY TN

My Commission Expires Jan. 15, 2008