JOHN GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

WARRANTY DEED

B-AFG-05-4424

My Commission Expires JULY 29, 2006

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $127,750.00

Affiant

Subscribed and sworn to before me, this 29th DAY OF July, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/10/05 11:45 2 pgs
Fees:13.00 Taxes:472.68

20050810-0094728

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnathan Rogers	SouthStar Funding, LLC	
4424 LaVergne Couchville Pike	400 Northridge Road, Suite 1000	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Atlanta, GA 30350	176-01-44.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHRISTOPHER D. WARREN AND JOY WARREN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JOHNATHAN ROGERS, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that 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. 72 ON THE PLAN OF HICKORY WOODS SUBDIVISION, SECTION A, AS OF RECORD IN PLAT BOOK 6900, PAGE 511 AND AMENDED IN PLAT BOOK 7582, PAGE 166, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER D. WARREN AND JOY WARREN BY WARRANTY DEED FROM W.L. BAINBRIDGE, INC., RECORDED THE 12TH DAY OF OCTOBER, 2000 IN INSTRUMENT NO. 20001012-0101262, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 23, page 2; Book 3, page 2925; Book B610, page 207; Book 395, page 693; Book 395, page 816 and Book 246, page 471, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4424 LaVergne Couchville Pike, Antioch, Tennessee 37013
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 29th day of July, 2005.

Christopher D Warren by
Joy Warren attorney in fact
Christopher D. Warren by Joy Warren,
attorney-in-fact

Joy Warren
Joy Warren

STATE OF Tennessee
COUNTY OF Davidson

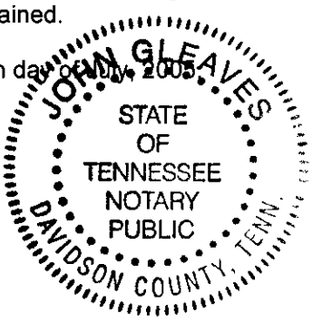
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joy Warren, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 29th day of July, 2005.

_____
Notary Public

My Commission Expires:

(SEAL)



My Commission Expires JULY 29, 2006

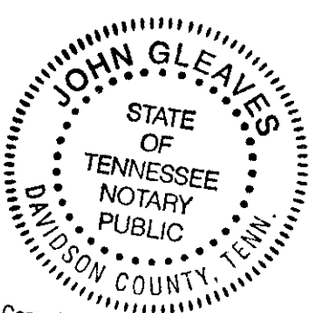
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joy Warren, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Christopher D. Warren and acknowledged that he/she executed the same as the free act and deed of the said Christopher D. Warren.

Witness my hand and official seal at
Nashville, Tennessee
on this the 29th day of July, 2005.

_____
NOTARY PUBLIC

My Commission Expires: _____



My Commission Expires JULY 29, 2006

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903