Davidson County DEEDWARR
Recvd: 08/26/05 14:01 2 pgs
Fees:13.00 Taxes:771.83

20050826-0102511

WARRANTY DEED

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

OWNER:
Name **Troy A. Butner**
Address **6964 Calderwood Drive**
City/State/Zip **Antioch, TN 37013**

SEND TAX BILLS TO:
Name **Market Street Mortgage Corporation**
Address **P.O. Box 22128**
City/State/Zip **Tampa, FL 33622-2128**

FOR AND IN CONSIDERATION of the sum of **Ten Dollars ($10.00),** cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Lifestyle Home Builders Inc., a Tennessee Corporation ("Grantor") has this day bargained and sold, and does hereby transfer and convey unto **Troy A. Butner and Carmen R. Butner, Husband and Wife, ("Grantee")** its successors and assigns, all its right, title and interest in and to property located in **DAVIDSON** County, State of **TENNESSEE**, more particularly described as follows:

Land in Davidson County, Tennessee Being Lot No. 1, on the Plan of 3rd Addition to Indian Creek, RS10 Cluster Lot Subdivision, a Planned unit Development, of record in Instrument Number 20050105-0001852, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Lifestyle Home Builders, Inc., a Tennessee Corporation, by Warranty Deed from Hurley-Y, a Tennessee General Partnership, of record in Instrument Number 20050301-0022612, 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: 181-3-O-A-209

This is improved property known as: 6964 Calderwood Drive, 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 **12th** day of **August, 2005.**

Lifestyle Home Builders Inc.

_____ p.s. _____

Coby Hanai, President

_____ _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED before me, the undersigned, of the state and county mentioned, Coby Hanai, 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 Lifestyle Home Builders Inc., the within named bargainor, a Corporation, and that such Coby Hanai, 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 **12th** day of **August, 2005.**

Commission expires _____

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

_____
Notary Public

My Commission Expires JAN 26 2008

SWS Vision Form SDD01TN Rev. 07/08/96

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

The actual consideration or value whichever is greater, for this transfer is **$208,604.00**

Affiant Troy A. Burton 8-12-05

Subscribed and sworn to before me, this the 12th day of August,2005.

My commission expires:

Notary Public - Register

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

My Commission Expires JAN. 26, 2008