WARRANTY DEED

SANDY BALENT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF ~~RUTHERFORD~~ Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 188,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF July 2006

Notary Public

MY COMMISSION EXPIRES: 1-23-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Bragg, Mansfield, & Stegall, 110 S. Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey W. Hurm (NAME)	SAME AS NEW OWNERS (NAME)	MAP & PARCEL
3745 Seasons Drive (ADDRESS)	(ADDRESS)	150-12-0-A-078.00
Antioch, TN 37013 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	CO

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Scott W. Stem and wife, Dana C. Stem

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey W. Hurm and wife, Sarah J. Hurm

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:

Land in Davidson County, Tennessee, being all of Lot No. 739, on the Final P.U.D. Plan of Phase IV, Somerset, as shown on survey and plat of same appearing of record in Book 7900, pages 978 and 979, 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 Scott W. Stem and wife, Dana C. Stem, by deed dated April 17, 1996, from Phillips Builders, Inc., as shown of record in Book 10021, page 622, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants as shown of record in Book 7619, page 647; Book 7657, page 583; Book 7675, page 923; Book 8708, page 630; Book 9696, page 654; Book 10404, page 641; and Instrument #20060405-0039162; Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

Davidson County DEEDWARR
Recvd: 07/24/06 16:07 2 pgs
Fees:13.00 Taxes:695.60
20060724-0089126

unimproved ( )
This is improved (X) property, known as 3745 Seasons Drive, Antioch, TN 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 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 covenant 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 hand S this 20th day of July 2006

Scott W. Stem

Dana C. Stem

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Scott W. Stem and wife, Dana C. Stem

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Murfreesboro, Tennessee, this 20th day of July, 2006.

Commission expires 3-21-07

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public

LYNDA L. KING STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY