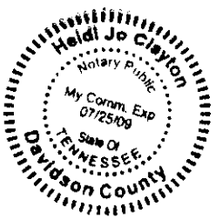
Box 13 # 12034

WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $244,355.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF AUGUST, 2006.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL) 72209

THIS INSTRUMENT WAS PREPARED BY
Advantage Title & Escrow, 3354 Perimeter Hill Dr. Ste. 142

Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey Whitehurst	Jeffrey Whitehurst	163-2B-10
(NAME)	(NAME)	
136 Took Drive	136 Took Drive	
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Antioch, TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Southern Home Builders, LLC, a Tennessee Limited Liability Company, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeffrey Whitehurst, married, 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 Lot No. 10, Berkeley Hall, Phase Five, Section One of Hickory Highlands PUD, according to survey and plat of same appearing of record in Instrument No. 200501250008851, as corrected by Surveyor's Certificate of correction in Instrument No. 20050223-0019584 and Revised in Instrument No. 20050706-0077601 and Corrections in 20050725-0086048 and 20050725-0086047, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being part of the same property conveyed to Southern Home Builders, LLC, A Tennessee Limited Liability Company, by deed of record in Instrument No. 20050422-0045022, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ property, known as 136 Took 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.

Davidson County DEEDWARR
Recvd: 09/11/06 15:45 2 pgs
Fees:13.00 Taxes:904.11
20060911-0112497

Witness my hand this 25th day of August, 2006.

Southern Home Builders, LLC a Tennessee Limited Liability Company

By: _____

Southern Home Builders, LLC a Tennessee Limited Liability Company AGENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the state of County aforesaid, personally appeared BRAD Pennington with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Agent of Southern Home Builders, LLC a corporation, and that he as such Agent executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Agent.

Witness my hand and official seal at Nashville, Tennessee this 25th day of August, 2006.

Commission expires:

7-25-09

Heidi Jo Clayton

Notary Public

