Davidson County DEEDWARR
Recvd: 10/30/08 15:42 2 pgs
Fees:13.00 Taxes:469.90
20081030-0108481

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $127,000.000

Affiant

Subscribed and sworn to before me, this 23rd day of October, 2008.

Notary Public

My commission expires: 9-19-2011

MICHELLE HIGHTOWER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF SUMNER

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, Inc.
367 Riverside Drive, Suite 105
Franklin, TN 37064
(615) 628-5225

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Starr Richardson	**American Freedom Mortgage, Inc.**	**151100A30100CO**
1309 South Hampton Court	**2211 New Market Pkwy., Ste. 130**	
Antioch, TN 37013	**Marietta, GA 30067**	

FOR AND IN 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 ACKNOWLEDGE, WE,

Ole South Properties, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Starr Richardson,

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, TENNESEE, BEING ALL OF LOT 226 ON THE PLAN OF PHASE 3, VILLAGES OF LONG HUNTER P.U.D., AS SHOWN BY APPEARING OF RECORD IN INSTRUMENT NO. 20030707-0093205, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR MORE COMPLETE DETAILS OF SAID LOT.

BEING A PART OF THE SAME PROPERTY CONVEYED TO OLE SOUTH PROPERTIES, INC, BY QUITCLAIM DEED RECORDED JANUARY 29, 2004 OF RECORD IN INSTRUMENT NO. 20040129-0011139, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved (__X__) unimproved (____) property known as 1309 South Hampton Court, Antioch, TN 37013.

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 in 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 my/our hand(s) this 17th day of October, 2008.

Tim Hensley, CFO of Ole South Properties, Inc.

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, a Notary Public of said County and State, Tim Hensley, CFO of Ole South Properties , the within named Grantors, 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, at office, this 17th day of October, 2008.

Notary Public

My Commission Expires: 9-18-12

BRENDA GENTRY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

RETURN TO:
SIGNATURE TITLE SERVICES, LLC
367 Riverside Drive, Suite 105
Franklin, TN 37064