Davidson County DEEDWARR
Recvd: 01/22/02 09:39 3pgs
Fees:18.00 Taxes:1302.40
20020122-0008270

This Instrument Prepared By:
Douglas S. Hale, Attorney
HALE AND HALE, PLC
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Darren L. Eisenhauer and wife, Melissa H. Eisenhauer 6044 Brentwood Chase Drive Brentwood, Tennessee 37027	First American Real Estate 8435 North Stemmons Freeway Dallas, Texas 75247	Map and Parcel 160-16-0-B 44.00 CO

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $352,000.00.

X Melissa H. Eisenhauer
AFFIANT

Sworn to and subscribed before me
this 17 day of January, 2002.

FRANKS HALE NOTARY PUBLIC AT LARGE MY COMM. EXP. MAY 2, 2005 WILLIAMSON CO., TENNESSEE

NOTARY PUBLIC

My Commission Expires: 05/02/05

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, **THE HOUSE COMPANY, LLC, a Tennessee limited liability company**, hereinafter called the **"GRANTOR"**, has bargained and sold and by these presents do transfer and convey unto **DARREN L. EISENHAUER, and wife, MELISSA H. EISENHAUER**, hereinafter called the **"GRANTEES"**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 44 on the Plan of Brentwood Chase, Section One, Revision One, of record in Book 9700, pages 936 through 941, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING a part of the same property conveyed to The House Company, LLC, a Tennessee limited liability company, by warranty deed from Wilson Concord, L.P., a Tennessee limited partnership, of record in Instrument No. 20010712-0074296, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 2002 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying its prorata part thereof to GRANTEES, who will be responsible for payment of said taxes when they become due and payable. Map and Parcel 160-16-B 44.00 CO.

2. All matters appearing on the Plan of Revision One, Section One, Brentwood Chase, of record in book 9700, pages 936, 937, 938, 939, 940 and 941, Register's Office for Davidson County, Tennessee.

3. Declaration of Brentwood Chase Community of record in Instrument No. 200005310053798, amended in Instrument No. 200008310086366, and Instrument No. 200106140062685, Register's Office for Davidson County, Tennessee.

4. Amended and Restated Charter of Brentwood Chase Community Association, of record in Instrument No. 200005240051842, Register's Office for Davidson County, Tennessee.

5. Easement of record in Book 7902, page 389, Register's Office for Davidson County, Tennessee.

6. Easement of record in Book 8371, page 320, Register's Office for Davidson County, Tennessee.

7. Stormwater Detention Agreement of record in Book 11115, page 281, Register's Office for Davidson County, Tennessee.

8. Stormwater Detention Agreement of record in Book 11115, page 286, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind itself, its successors and assigns, 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.

This improved property is known as 6044 Brentwood Chase Drive, Brentwood, Tennessee 37027.

WITNESS our hands this 17 day of January, 2002, in Franklin, Tennessee.

THE HOUSE COMPANY, LLC

By: John Y. Franks, C.M.
John Y. Franks, Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared John Y. Franks, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Manager of The House Company, LLC, the within bargainor, a limited liability company, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company, by himself as such Chief Manager.

Witness my hand and seal, this 17 **day of January, 2002.**

Notary Public

My commission expires: 05/02/05

BRENDA FRANKS HALL NOTARY PUBLIC AT LARGE EXP. MAY 2, 2005 WILLIAMSON CO., TENNESSEE