PREPARED BY & RETURN TO: PERRONE & YOUNG, ATTYS.
109 WESTPARK DRIVE, SUTIE 330
BRENTWOOD, TN 37027

Davidson County DEEDWARR
Recvd: 07/06/05 08:20 2 pgs
Fees:13.00 Taxes:610.13
20050706-0077135

ROBERT L. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON, COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$164,900.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 2005.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: 11-25-2006
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lola R. & Gilbert J. Brown 4061 DODSON CHAPEL Rd #135 HERMITAGE, TN 37076	NEW OWNER	Map 86-10, Group B Parcel 135

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 acknowledged, we,

Hermitage Developers, Inc.

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Lola Brown and husband, Gilbert J. Brown, wife and husband

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 UNIT NO. 135 ON THE PLAN OF NOEL COVE TOWNHOMES, OF RECORD AS INSTRUMENT NO. 20030924-0141428, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO SAID INSTRUMENT IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

BEING PART OF THE SAME PROPERTY CONVEYED TO DWIGHT HOLLAND BY DEED FROM RICHARD DOUGLAS SANDS, DATED MAY 30, 2002, AND OF RECORD IN INSTRUMENT NUMBER 20021231-0162616, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. PROPERTY THEN CONVEYED TO HERMITAGE DEVELOPERS, INC. BY QUITCLAIM DEED FROM DWIGHT HOLLAND, DATED DECEMBER 9, 2002, AND OF RECORD IN INSTRUMENT NUMBER 20021231-0162617, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2005 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Master Deed Instrument Number 20030924-0141428, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Instrument Number 20030924-0141428, Register's Office for Davidson County, Tennessee.
4) Property is subject to Master Deed establishing a Horizontal Property Regime of Noel Cove Townhomes, of record in Instrument Number 20030924-0141428, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto, including liens for assessments as provided therein, easements and restrictions as contained therein.
5) Property is subject to Homeowner's Association Charter of record in Instrument Number 20030812-0115541, said Register's Office.
6) Property is subject to an easement for Storm Water Detention granted to Metro Government of record in Instrument Number 20030617-0083356, said Register's Office.
7) Property is subject to Notice of Completion of record in Instrument Number 20050608-0065710, said Register's Office.
8) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 4061 Dodson Chapel Road, #135, Hermitage, TN 37076
(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 30th day of June, 2005.

Hermitage Developers, Inc.

By: James Dwight Holland, President

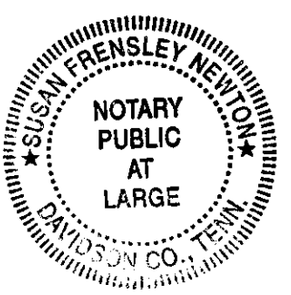
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, James Dwight Holland for Hermitage Developers, Inc. with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged the he is the President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 30th day of June, 2005.

NOTARY PUBLIC

My Commission Expires: 11-26-2005



PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076