Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $120,000.00

Affiant

Subscribed and sworn to before me, this 1st day of July 2005.

Notary Public
My commission expires: 4/21/07

REBA C. BUTLER NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

Davidson County DEEDWARR
Recvd: 07/15/05 08:55 2 pgs
Fees:13.00 Taxes:444.00
20050715-0082138

Address of New Owner:	Send Tax Bills to:	Tax Information
Alyssa Ueltschi-Ienna	Union Planters Bank, N.A.	86-08-0/39.00
709 Woodbrier Court	401 Union Street	
Hermitage TN 37076-0000	Nashville, TN 37219	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Jamie Sharp, an unmarried person, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Alyssa Ueltschi-Ienna, an unmarried, person hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 199 on the plan of Jackson's Retreat Phase 5-A of record in Book 3250 page 309 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jamie Sharp by deed from Gregory K. Hubbard and wife, Pamela Hubbard, dated April 30, 2001 of record in Instrument No. 20010504-0046150 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2005 taxes, a lien which are not yet due and payable. 2) No insurance is provided as to the number of acres. 3) All matters appearing on plan of Jackson's Retreat of record in Book 6250 Page 309, Register's Office for County, Tennessee 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 5741 page 360 and amended in Book 6806 page 256 and in any allied instruments(s) referred to in said restrictions. 5) Easements of record in Book 6250 page 309 6) Charter of Jackson's Retreat Homeowner's Association of record in Book 5745 Page 283 8) Bylaws for Jackson's Retreat Homeowners Association of record in Book 5745 Page 294

This property is improved property known as 709 Woodbrier Court, Hermitage, Tennessee 37076-0000

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this 1 day of July, 2005.

Jamie Sharp

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jamie Sharp, 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 Brentwood, Tennessee, this 1st day of July, 2005.

Notary Public

My Commission expires: 4/21/09

FILE NO: 04910

REBA C. BUTLER NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.