WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/27/06 12:13 2 pgs
Fees:13.00 Taxes:329.30
20060227-0022283

PATRICIA NICHOLLS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of February, 2006

Notary Public:

MY COMMISSION EXPIRES: 01/24/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Jeffrey M. Hodge	Countrywide Home Loans, Inc.	Map 086
621 Rockwood Drive	801 Crescent Centre Dr., Suite 510	Group 11-0-B
Hermitage, TN 37076	Franklin, TN 37067	Parcel 002.00-CO

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

Terry K. Barnett and wife, Sharon F. Barnett

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Jeffrey M. Hodge, an unmarried man

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. 2, Building 4, Raintree Village created under Chapter 27, Title 64 of the Tennessee Code Annotated and established by Master Deed of record in Book 4753, Page 140, Register's Office for said County, and amended and modified by amendment of record in Book 4980, Page 378, Register's Office for said County and as shown on the Revised Plan of Phase 2 and 2A, Hermitage Woods Condominium Apartments, as of record in Plat Book 4860, Pages 62 through 64, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of such Unit.

Garage 4-A-G is a limited common element for the exclusive use of the occupant of said Unit.

Being the same property conveyed to Terry K. Barnett and wife, Sharon F. Barnett by Quitclaim Deed from Katherine Barnett Stroud of record in Instrument 20001222-0125731, said Register's Office, dated December 15, 2000. See also deed of record in Book 8171, Page 228, said Register's Office.

This conveyance is subject to: (1) 2005 County Taxes, which have been prorated and assumed by the Grantees, (2) All matters appearing on the plat of record in Plat Book 4860, pages 62-64, and (3) Easement and Agreement of record in Book 4771, page 596, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 4753, page 140, Book 5172, page 77, Book 5122, page 878, Book 4980, page 378, Book 5546, page 493, Book 6229, page 970, Book 5165, page 578 and Book 4753, page 153, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 621 Rockwood Drive, Hermitage, TN 37076

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.

FILE BOX 45

Witness our hands this 23rd day of February, 2006.

Terry K. Barnett

Sharon F. Barnett

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 Terry K. Barnett and wife, Sharon F. Barnett, 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 23rd day of February, 2006.

My Commission Expires: 01/24/09

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

FILE BOX 45