This Instrument Was Prepared By:
Mooreland Title Company, LLC
Hugh W. Entrekin, Atty.
7123 Crossroads Boulevard, Suite. A
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is
for this transfer is $292,000.00

Affiant

Davidson County DEEDWARR
Recvd: 08/03/06 13:01 2 pgs
Fees:13.00 Taxes:1080.40

20060803-0094771

Subscribed and sworn to before me, this 31st day of July, 2006.

Notary Public

My Commission Expires: 1-30-10

LINDA J. OTT
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.

Address New Owner
Brandon & Andrea Hummel
700 River Branch Court .
Nashville, TN 37221

Send Tax Bills to:
Countrywide Home Loans
3011 Armory Drive
Nashville, TN 37204

Map-Parcel
126-16-O-A-544.00CO

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **The Craig Company, a Tennessee Corporation**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Brandon H. Hummel and Wife, Andrea S. Hummel**, hereinafter called the Grantee, his heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee and being Lot No. 336, on the Final Plat of Riverwalk, Phase 3-C, as shown by the plat appearing of record in Instrument No. 20011026-0117231, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to The Craig Company, a Tennessee Corporation, by deed from Riverwalk Development Partners, Inc., of record in Instrument No. 20060203-0013888, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. Restrictive Covenants of record in Instrument No. 20011105-0121083, Instrument No. 20020424-0050565, Instrument No. 20040430-0049313 and Instrument No. 20040506-0051985, Register's Office for Davidson County, Tennessee.
2. By-Laws of record in Instrument No. 20011105-0121083, Register's Office for Davidson County, Tennessee.
3. Charter of the Homeowner's Association of record in Instrument No. 20020425-0051371, Register's Office for Davidson County, Tennessee.
4. Landscape Agreement of record in Instrument No. 20010919-0101280, Register's Office for Davidson County, Tennessee.
5. Stormwater Detention Agreement of record in Instrument No. 20010919-0101279; Instrument No. 20021119-0143687 and Instrument No. 20040806-0103240, said Register's Office.
6. Agreement for Dedication of Public utilities Easement of Record in Instrument No. 20021125-0145984, Register's Office for Davidson County, Tennessee.
7. Road and Utilities Access Easement of record in Instrument No. 20010706-0072536, Register's Office for Davidson County, Tennessee.
8. Subject to Charter Right of Way for CSX Transportation Railroad.
9. Subject to all matters on plan of record in Instrument No.20031014-0151984 and in Instrument No. 20031014-01151989, said Register's Office.
10. Subject to all matters on plan of record in Instrument No.20031014-0151984 and in Instrument No. 20031014-01151989, said Register's Office.
11. Easements and rights-of-way granted to Tennessee Valley Authority as set forth in Grant

of Transmisison Line Easement of record in Book 4257, Page 647, said Register's Office.

12. Easements and rights-of-way taken by Tennessee Valley Authority as set forth in Declaration of Taking of record in Book 4205, Page 194, said Register's Office, and Judgment of record in Book 4226, Page 715, said Register's Office.
13. Easement granted in Agreements for Dedication of Public Utilities Easement to Harpeth Valley Utilities District of record in Book 7526, Page 315; 318 and 324, Register's Office for said County.
14. Easements and Rights granted to Tennessee Electric Power Company as set forth in Instruments of record in Book 751, Page 375 and Book 787, Page 7, Register's Office for said County.
15. Agreement for Dedication of Public Utilities Easement of record in Instrument No. 20040812-0097619, said Register's Office.
16. Plan of Newsom Land of record in Plat Book 1, Page 25 and Plat Book 1, Page 121 Chancery Court of Davidson County, Tennessee.
17. Taxes for 2006 and thereafter.

This improved property known as: 7729 Riverview Bend Drive, Nashville, TN 37221

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantor 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 otherwise herein set out; Grantor does further covenant and bind itself, it's successors and representatives, to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 31st day of July, 2006.

The Craig Company

By:_____
Corey Craig, Vice-President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared the within named **Corey Craig**, with whom I am personally acquainted, and who upon his oath, acknowledged himself to be the Vice-President of The Craig Company, the bargainor, a Tennessee Corporation, and that he as such Vice-President, being authorized so to do, executed the within instrument for the purpose therein contained by signing the same of the Corporation by himself as such Vice-President.

Witness my hand, at Brentwood, TN, this 31st day of July, 2006.

Linda J. Ott
NOTARY PUBLIC

My Commission Expires: 1-20-10

LINDA J. OTT
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY, TENN.