Prepared by + Return to:
REALTY TITLE & ESCROW CO. INC.
511 Maryland Way Suite 101
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
103 Continental Place Ste 305
Brentwood, TN 37027

Our File Number: 24964S

MAP/GROUP/PARCEL: P/O 172/62

NEW OWNER'S NAME AND ADDRESS:
JUSTIN T. RIDDICK
7219 ALTHORP WAY #L-12
Nashville, TN 37211

Davidson County DEEDWARR
Recvd: 09/06/06 10:25 2 pgs
Fees:13.00 Taxes:501.35
20060906-0109916

SEND TAX BILLS TO:
Market Street Mortgage Corporation
9001 Airport Freeway, Ste. 120
Fort Worth, TX 76180

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, JANET M. PARRISH, AN UNMARRIED WOMAN, hereinafter called Grantor, does hereby transfer and convey unto, JUSTIN T. RIDDICK, AN UNMARRIED MAN, his heirs and assigns, hereinafter called Grantee, property described as follows:

Land in Davidson County, Tennessee, being Unit L-12, as shown on Exhibits "B2" and "B3" to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lennox Village, a Traditional Neighborhood Development Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two the Town Center Homes) of record at Instrument No, 20050324-0032209 as amended by Instrument no. 20050815-0096405, and in the Master Deed of record in Instrument No. 20020315-0032825, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record as Instrument No. 20050322-0031182 in said Register's Office.

Being part of the same property conveyed to Lenox Village I, LLC by deed from Louis J. Resha, Jr., Raymond M. Resha, and SunTrust Bank, a Georgia Corporation as Successor Trustee under the Last Will and Testament of Annie Davis Resha, dated 7-02-01, recorded 7-03-01, of record in Instrument No. 20010703-0070464, Register's Office for Davidson County, Tennessee.

Further being part of the same property conveyed to Regent Homes, LLC, a Tennessee Limited Liability Company by deed from Lenox Village I, LLC, a Tennessee Limited Liability Company, dated 4-05-05, recorded 4-017-05, of record in Instrument No. 20050407-0038449, Register's Offcie for Davidson County, Tennessee.

Furthermore being the same property conveyed to Janet M. Parrish by deed from Regent Homes, LLC dated of record in Instrument No. 20050830-0103860, recorded 8/30/2005, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

The subject property is improved property known as 7219 ALTHORP WAY, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantor covenants with Grantee that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors, and assigns against the lawful claims of all persons whatsoever.

JANET M. PARRISH

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, JANET M. PARRISH, AN UNMARRIED WOMAN, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Brentwood, Tennessee on this the 28th day of August, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 11-13-07

SHELBY V. STREET NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $135,500.00.

AFFIANT

Sworn to and subscribed before me, this the 28th day of August, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 1/23/10

J. ANDREW WILEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.