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

Davidson County DEEDWARR
Recvd: 02/22/07 11:58 2 pgs
Fees:13.00 Taxes:788.10
20070222-0022073

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer $213,000.00

Affiant

Subscribed and sworn to before me, this 15th day February, 2007.

Notary Public
My Commission Expires: 1-30-10

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

Address New Owner
Joshua & Laura McGee
2424 Haskell Drive
Antioch, TN 37013

Send Tax Bills to:
CTX Mortgage Company
P.O. Box 199114
Dallas, TX 75219-9114

Map-Parcel
p/o 174 00 0 17

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 Grantee, 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 **Joshua McGee and Wife, Laura McGee,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 393, on the Plan of Final Plat Cluster-Lot Subdivision, Cane Ridge Farms, Phase Six, Section Two, as shown on plat of record in Instrument No. 20060216-0018813, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being a portion of the same property conveyed to The Craig Company, Inc., by deed from Cane Ridge Farms, LLC, a Tennessee limited liability company of record in Instrument No. 20060301-0023475, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. 2007 County taxes a lien, not yet due and payable.
2. Subject to all matters on plan of record in Instrument No. 20050209-0015098, said Register's Office.
3. Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20000905-0087103; amended in Instrument No. 20001204-0119093; Instrument No. 20010815-0088370; and Instrument No. 20040319-003160, and amendment in Instrument No. 20041102-0131848, said Register's Office. Subject to Restrictive Covenants of record in Book 24, Page 948, said Register's Office.
4. Easement to United Telephone Company of record in Instrument No. 20020123-0009340, said Register's Office.
5. By-Laws of record in Instrument No. 20000905-0087103, said Register's Office.
6. Charter of Cane Ridge Farm Homeowner's Association of record in Instrument No. 20010815-0088360 and Instrument No. 20041210-0147105, said Register's Office.
7. Agreement for Dedication of easement for water mains, access road, power lines and appurtenances of record in Book 5078, Page 476, said Register's Office.

8. Grant of Transmission Line Easement of record in Book 4428, Page 565 and Book 4420, Page 36, said Register's Office.

This is improved property known as: 2424 Haskell Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees 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 Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 15th day of February, 2007

The Craig Company

By:_____
Corey Craig, Vice President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, Laura Shoun, 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, Tennessee, this 15th day of February, 2007.

Linda J. Ott
NOTARY PUBLIC

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

MY COMMISSION EXPIRES: 1-30-10