Davidson County DEEDWARR
Recvd: 02/27/07 11:17 2 pgs
Fees:13.00 Taxes:975.83

20070227-0024117

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

This instrument was prepared by

Overland Title Company, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027
2007020017

The actual consideration or value, whichever is greater, for this transaction is $ $ 263,737.60.

Affiant

Sworn to and subscribed before me this 23rd day of February, 2007.

Notary Public

MICHELLE RYMERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 30, 2010

My Commission Expires:

Address of New Owner:
Newmark Homes, LP,
a Texas limited partnership
325 Seaboard Lane, Ste 100
Franklin, TN 37067

Send Tax Bills to:
Same

Map-Parcel:
PART OF 163-96.01

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 are hereby acknowledged, **Alliance Development, LLC, f/k/a Coleman Lake Partners, L.L.C.,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Newmark Homes, L.P., a Texas Limited Partnership**, its successors and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Being Lot Number 15, Unit 133; Lot No. 16, Unit 135; Lot No.17, Unit 137; Lot No. 18, Unit 139; Lot No. 19, Unit 141; Lot No. 20, Unit 143; Lot No. 21, Unit 145; and Lot No. 22, Unit No. 147, as described in the Master Deed and Bylaws for Autumn Ridge Townhomes, a Horizontal Property Regime With Private Elements, of record in Instrument 20060404-0038533, and amended in Instrument 20060419-0045063, and in Instrument No. 20061115-0141803, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said Lot/Unit. Description taken from Exhibit B of the First Amendment to Master Deed and Bylaws and was prepared by R. Scot Cherry, Cherry Land Surveying, Inc., Reg. No. 1512, 622 West Iris Drive, Nashville, Tennessee 37204.

Being part of the same property conveyed to Coleman Lake Partners, now known as Alliance Development, LLC, by Warranty Deed from Barbara A. McCall , formerly known

as Barbara Annette King, and Tony M. McCall, of record in Instrument No. 20050218-0018753, and re-recorded in instrument number 250050413-0041301 to correct notary seal, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to real estate taxes and special assessments which are a lien but are not payable or delinquent, and all easements and restrictions of record.

This is improved property known as **Unit 133, Unit 135, Unit 137, Unit 139, Unit 141, Unit 143, Unit 145, and Unit 147.**

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with 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, its successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 23rd day of February, 2007.

Alliance Development, LLC f/k/a Coleman Lake Partners, LLC

By: _____

William A. Watson, Chief Manager

STATE OF Tennessee

COUNTY OF Williamson

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared William A. Watson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of Alliance Development, LLC, the within named bargainor, a limited liability company, and that [s]he as such Chief Manager, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by himself as Chief Manager.

Witness my hand, at office, this 23rd day of February, 2007.

_____

Notary Public

My Commission Expires: _____

JEFF FARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires December 19, 2009