File Box 30

THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE, COUNTY OF DAVIDSON:
Mudter Morgan & Patterson **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 26338-03-2007** **Record & Return To:** **Southeast Title** **214 Centerview Drive, #101** **Brentwood, TN 37027**	The actual consideration or value, whichever is greater, for this transfer is: $363,000.00. Affiant Subscribed and sworn to before me this 16th day of March, 2007. Notary Public Jennifer Marie Crowell NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires April 19, 2010

JENNIFER MARIE CROWELL — My Commission Expires — STATE OF TENNESSEE NOTARY PUBLIC — LEWIS COUNTY

Davidson County DEEDWARR
Recvd: 03/20/07 15:33 2 pgs
Fees:13.00 Taxes:1343.10
20070320-0034033

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Stephen Tulloch 629 Palisades Court Brentwood, TN 37027	New Owner	Map No.160-16-0B Parcel No. 096.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Gregory L. Lorenzi and wife, Brittany T. Lorenzi,** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Stephen Tulloch** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 629 Palisades Court, Brentwood, TN 37027

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 16th day of March, 2007.

Gregory L. Lorenzi

Brittany T. Lorenzi

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Gregory L. Lorenzi and Brittany T. Lorenzi,** 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, at office, this 16th day of March, 2007.

Notary Public

My Commission Expires:

A. ARROYO — STATE OF TENNESSEE NOTARY PUBLIC — DAVIDSON CO. TENN.

My Commission Expires SEPT 19

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 120 on the Plan of Revision One Section One Brentwood Chase, as of record in Plat Book 9700, pages 936-941, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Gregory L. Lorenzi and Brittany T. Lorenzi by Warranty Deed dated April 15, 2004 from Larry Prater of record in Instrument No. 20040420-0044535, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2007 City/County Taxes which have been prorated by the parties and assumed by the Grantee.
2. Restrictive covenants contained in an instrument of record in Instrument No. 20030728-0105194, Register's Office for Davidson, County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code; or (b) relates to handicap, but does not discriminate against handicapped persons).
3. Declaration of Covenants, Conditions and Restrictions for Brentwood Chase Community of record in Instrument No. 20000531-0053798 and amended in Instrument No. 20000831-0086366, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).
4. Dedication of common area to Brentwood Chase Community Association, Inc. of record in Instrument No. 20010208-0012529, Register's Office for Davidson County, Tennessee.
5. Amended and restated Charter of Incorporation of Brentwood Chase Community Association of record in Instrument No. 20000524-0051842, Register's Office for Davidson County, Tennessee.
6. All matters appearing on the Plan of record as Book 9700, pages 653 and 654, Register's Office for Davidson County, Tennessee.
7. All matters appearing on the Plan of record as Book 9700, pages 936-941, Register's Office for Davidson County, Tennessee.
8. Easement for water mains of record in Book 8371, page 320, Register's Office for Davidson County, Tennessee.
9. Easement of record in Book 7902, page 389, Register's Office for Davidson County, Tennessee.
10. Storm water detention agreement of record in Book 11115, pages 281 and 286, Register's Office for Davidson County, Tennessee.