STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THIS INSTRUMENT PREPARED BY:
HOLLINS & ASSOCIATES, PLLC
401 Church Street, Suite 2720
Nashville, Tennessee 37219

The actual consideration for this transfer or value of property (whichever is greater) is $385,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 11th day of June, 2007.

Notary Public
My Commission Expires: May 23, 2009

LAURETTA D. HARDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

Davidson County DEEDWARR
Recvd: 06/12/07 10:18 4 pgs
Fees:23.00 Taxes:1424.50
20070612-0070278

ADDRESS NEW OWNER:
1202 Riverside Drive
Old Hickory, TN 37138

SEND TAX BILL TO:
SAME

Map 053-03-0; Parcel 76.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **SHERARD CAFFEY EDINGTON AND WIFE, COURTNEY HOLLINS EDINGTON**, hereinafter the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto **JOHNETTE Y. FORT**, single, hereinafter the GRANTEE(S), her successors, heirs, representatives and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT A, WHICH IS INCORPORATED HEREIN BY THIS REFERENCE.

This is improved property known as 1202 Riverside Drive, Old Hickory, Davidson County, Tennessee.

This conveyance is made subject to such limitations, restrictions and encumbrances of record as may affect the premises, including but not limited to the following:

SEE ATTACHED EXHIBIT B, WHICH IS INCORPORATED HEREIN BY THIS REFERENCE.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, her heirs, successors, representatives and assigns, forever; GRANTORS do further covenant with said GRANTEE that GRANTORS are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as otherwise herein set out; and they do further covenant and bind

themselves, their successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs, successors, representatives and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS my hand this 11th day of June, 2007.

GRANTOR:

Sherard Caffey Edington

Courtney Hollins Edington

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, Sherard Caffey Edington, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of June, 2007.

Laurietta D. Hardison
Notary Public

May 23, 2009
My Commission Expires

LAURETTA D. HARDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, Courtney Hollins Edington, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of June 2007.

Laurietta D. Hardison
Notary Public

May 23, 2009
My Commission Expires

LAURETTA D. HARDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires May 23, 2009

EXHIBIT A

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 16, Section B, Village of Old Hickory, as shown on plat of record in Plat Book 1424, page 67, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Courtney Hollins Edington and husband, Sherard Caffey Edington by deed from Edward L. Chandley, Jr. and wife, Henrietta W. Chandley, of record in Deed Book 10365, page 487, Register's Office for Davidson County, Tennessee.

EXHIBIT B

PERMITTED EXCEPTIONS

City and/or County Taxes for the year 2007 and subsequent years: A lien, not yet due or payable.

Easement for the right-of-ways for telephone lines granted to Cumberland Telephone and Telegraph Company by deed from Nashville Industrial Corporation, of record in Book 662, page 743, Register's Office for Davidson County, Tennessee.

Easement for certain right-of-ways as set out in deed from Nashville Industrial Corporation to Du Pont Fiber Silk Company, of record in Book 626, page 556, Register's Office for Davidson County, Tennessee.

Public utility easement along northerly line of premises and special utility easement along rear of westerly line of premises for electric and/or telephone lines and cables, as shown on plan of record in Book 1424, page 67, and referred to in the notes on said plan, which are reserved and rights with reference thereto are fixed in deed from E.I. DuPont De Nemours and Company to George Chance and wife, of record in Book 2017, page 10, Register's Office for Davidson County, Tennessee.

All matters shown on the Plan of Section B, Village of Old Hickory, of record in Plat Book 1424, page 67, Register's Office for Davidson County, Tennessee.