When recorded return to:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $227,900.00.

Hillary Torrence
Affiant

Subscribed and sworn to before me on this 25th day of April, 2008.

Notary Public

MY COMMISSION EXPIRES: 7-19-08

WARRANTY DEED

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 05/01/08 09:08 2 pgs
Fees:13.00 Taxes:843.23

20080501-0044255

This Instrument Was Prepared By:
W.G. WEAVER TITLE AND ESCROW
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis K. Cary	Franklin American Mtg.	
(NAME)	(NAME)	
416 Catspaw Place	501 Corporate Centre Dr, Ste. 400	Map and Parcel 183-05-0A-171.00
(ADDRESS)	(ADDRESS)	
Cane Ridge, TN 37013	Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, William R. Poff and Judith L. Poff, husband and wife, as Tenants by the Entirety, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Dennis K. Cary, unmarried hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land, described as follows:

Land in Davidson County, Tennessee, being Lot No. 118 on the Plan of October Woods, Phase Three, Section Six, as of record in* Plat Book 9700, Page 915, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

*Book 9900, Page 909, as amended in

Being the same property conveyed to William R. Poff and Judith L. Poff, husband and wife, as Tenants By the Entirety from Judith L. Poff f/k/a Judith Childs, by QuitClaim Deed dated October 24, 2005, recorded in Instrument No. 20051110-0136125, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Judith Childs from Nixon P. Childs, by QuitClaim Deed dated May 14, 2003, recorded in Instrument No. 20030519-0067756, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Nixon P. Childs and wife, Judith Childs from Nicholas W. Liveret and wife, Melissa A. Liverett, by Warranty Deed dated December 27, 2001, recorded in Instrument No. 20020122-0008326, Register's Office for Davidson County, Tennessee.

This is improved property known as 416 Catspaw Place, Cane Ridge, TN 37013

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, his successors 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 herself, her successors and representatives, to warrant and forever defend the title to said land to said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 25th day of April, 2008.

William R. Poff by Craig Milner attorney in Fact
William R. Poff

Judith L. Poff by Craig Milner attorney in Fact
Judith L. Poff

State of TENNESSEE,

County of Williamson

On this 25 day of April, 2008, before me personally appeared Craig Milner, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of William R. Poff and Judith L. Poff, and acknowledged that such person executed the same as the free act and deed of William R. Poff and Judith L. Poff.

Notary Public

My Commission Expires: 7-19-08

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.