State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $117,000.00.

Affiant

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

ALISON L. RUTLEDGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires

Subscribed and sworn to before me, this 23rd day of May, 2008.

Notary Public:

My Commission Expires: May 23, 2009

BOX 10-A

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Megan E. Wooldridge 429 Huntington Ridge Drive Nashville, TN 37211	New Owner	161110A07700CO

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 of which is hereby acknowledged, I/we, **Jeffrey Scott Knowles, unmarried,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Megan E. Wooldridge, unmarried,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Unit No. 77 on the Plan of Huntington Ridge Townhouses, of record in Book 4675, Page 9, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Jeffrey Scott Knowles, by Warranty Deed from Richter Dial Builders, Inc., dated July 30, 1996, recorded August 2, 1996, in Book 10143, Page 508, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

Rights or claims of parties in possession not shown by the public records;

Taxes and assessments for the year 2008 and subsequent years.

Subject to conditions, easements, restrictions, and/or building set-back lines that appears on the plat of record in Plat Book 4675, Page 9, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 4729, Page 687, Book 4889, Page 905 and Book 5394, Page 243, Register's Office for Davidson County, Tennessee.

This property is a part of a Condominium Development, subject to rights of others in and to common areas/elements, subject to lien for special assessment contained in DCCR's/Master Deed.

Charter for Homeowners Association of record in Book 4729, Page 682 and Book 4890, Page 84, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 7423, Page 762, Register's Office for Davidson County, Tennessee.

Storm Water Dentention easement set forth in the instrument recorded in Book 9732, Page 551, Book 9775, Page 308 and Book 11345, Page 59, Register's Office for Davidson County, Tennessee..

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 429 Huntington Ridge Drive, Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

Davidson County DEEDWARR
Recvd: 05/27/08 11:38 2 pgs
Fees:13.00 Taxes:432.90
20080527-0053575

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 23rd day of May, 2008.

Jeffrey Scott Knowles

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **Jeffrey Scott Knowles**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 23rd day of May, 2008.

Commission Expires: 12/09/08

Notary Public: Devon J. Sutherland

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

This Instrument Prepared By:

Highland Title, LLC.
394 West Main Street, Suite B-5
Hendersonville, TN 37075