(1)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $93,000.00

Affiant

Subscribed and sworn to before me, this 28th day of October, 2008.

Notary Public

Expiration of commission. July 25, 2012

(Notary Stamp)

CAROL L. McARTHUR NOTARY PUBLIC STATE OF TENNESSEE COMMISSION EXPIRES JULY 25, 2012

THIS INSTRUMENT PREPARED BY
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 11/12/08 08:10 2 pgs
Fees:13.00 Taxes:344.10
20081112-0111666

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Rachael E. Israel	Acopia, LLC	**Map\Parcel: 147-07-0-B-046.00CO**
4958 Edmondson Pike, J46	306 Northcreek Blvd., Ste.100	
Nashville, TN 37211	Goodlettsville, TN 37072	

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 IS HEREBY ACKNOWLEDGED,

Rhonda Burgess, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Rachael E. Israel, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. J-46, Parcel 46, in the Woodlea Place Townhouses as of record in Book 5050, Page 101, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Rhonda Burgess, unmarried by Warranty Deed from Gardenview Properties, a TN general partnership comprised of Frank Oster, Jeanine Dowlen and Ray Dowlen, dated July 26, 2005, of record in Instrument No. 20050808-0093274, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 5050, Page 101, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 5197, Page 544, Register's Office for DAVIDSON County, Tennessee.
Restrictions of record in Book 1715, Page 537, Book 1850, Page 566 and Book 2595, Page 381, Register's Office for DAVIDSON County, Tennessee.
Deed for common areas to HOA of record in Book 5201, Page 958, Register's Office for DAVIDSON County, Tennessee.
Storm Water Detention Agreement of record in Book 10010, Page 45, Register's Office for DAVIDSON County, Tennessee.
Rules and Regulations of record in Book 6636, Page 970, Register's Office for DAVIDSON County, Tennessee.
Utiltity Easement of record in Book 3255, Page 532, Register's Office for DAVIDSON County, Tennessee.
Restrictions contained in deed of record in Book 1629, Page 115, Book 1726, Page 379, Book 1729, Page 195 and Book 4750, Page 536, Register's Office for DAVIDSON County, Tennessee.
By-Laws of record in Book 5197, Page 585, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.
Subject to rights of others in and to common areas / elements.
Subject to lien for special assessment contained in Declaration of Covenants, Conditions and Restrictions / Master Deed.
Subject to HOA dues--if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is property known as 4958 Edmondson Pike, J46, Nashville, TN 37211.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits. Wherever 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/our hand(s) this 28th day of October, 2008.

X Rhonda Burgess

Rhonda Burgess

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Rhonda Burgess, the within named sellers, with whom I am personally acquainted (or proved to me their identity 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 28th day of October, 2008.

A. Scott Hubbard

Notary Public

SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 3-14-09

File #: **08685-SH**
RECORD & RETURN TO:
Bridgehouse Title
342 Cool Springs Blvd. Ste. 202
Franklin, TN 37067