RECORD & RETURN TO
AFFORDABLE CLOSINGS
2708 W[illegible] HILLS DR
NASHVILLE TN 37214

Davidson County DEEDWARR
Recvd: 12/23/08 09:25 2 pgs
Fees:13.00 Taxes:641.95

20081223-0122222

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF
The actual consideration or value, whichever is greater, for this transfer is $173,500.00

Affiant

CONNIE HOOPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

Subscribed and sworn to before me, this 16th day of December, 2008.

Notary Public
My commission expires: 2.24.09

02-0812-46329

Address of New Owner:	Send Tax Bills to:	Tax Information
Jodi L. Calaway	Access National	181-14-0-A-164.00
8523 Calistoga Way Brentwood TN 37027	1800 Robert Fulton Dr Suite 350 Reston, VA 20191	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Katherine Diane Simpson, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jodi L. Calaway, unmarried, hereinafter called the Grantees, their successors 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. 218, on the Plan of The Villas At Concord Place, Phase 3, as established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20050922-0014218, amended in Instrument No. 20061228-0160255 and shown as Exhibit "A-1" therein, with Phase 3 being annexed by amendment of record in Instrument No. 20060731-0092350, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Centex Homes, a Nevada General Partnership by deed from Legg-Investments-Nolensville, LLC, dated April 13, 2005, recorded April 15, 2005, of record in Instrument No. 20050415-0042177, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Katherine Diane Simpson, an unmarried woman by deed from Centex Homes, a Nevada General Partnership, dated January 25, 2007, recorded January 29, 2007, of record in Instrument No. 20070129-0011469, Register's Office for Davidson County, Tennessee.

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 property is improved property known as 8523 Calistoga Way, Brentwood, TN 37027

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, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

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 hand this 15th day of December, 2008.

Katherine Simpson

Katherine Diane Simpson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Katherine Diane Simpson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 15th day of December, 2008.

State of Tennessee at Large

My Commission expires

1/23/10

STATE OF TENNESSEE NOTARY PUBLIC

Notary Seal present, but could not be reproduced.

Bill Garrett

Bill Garrett
Davidson County Register of