Send Tax Statements To:
New Owner

This Instrument Prepared By:
Cope, Hudson, Scarlett, Reed & McCreary, PLLC
StoneCrest Title & Escrow Co., LLC
2140 N. Thompson Lane, Ste. 201
Murfreesboro, TN 37129

Name and Address of New Owners:
Jeremiah Stephenson
1513 White Pine Court
Nashville, TN 37214

Map and Parcel:
108-4B-29.00CO

Davidson County DEEDWARR
Recvd: 02/12/09 09:00 2 pgs
Fees:13.00 Taxes:647.13
20090212-0012221

WARRANTY DEED

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

FOR AND IN CONSIDERATION of the sum of TEN AN N0/100 DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, the undersigned, **MARK CLARK, UNMARRIED**, hereinafter called the GRANTORS, have this day bargained and sold and do hereby transfer and convey unto **TARA M. MURRELL AND JEREMIAH T. STEPHENSON, BOTH UNMARRIED,** hereinafter called the GRANTEE, her heirs and assigns, forever, that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

LAND in Davidson County, Tennessee, being all of Lot No. 29 on the Final Plat of White Pine Estates, a Residential Planned Unit Development, according to plat appearing of record in Instrument No. 200007130069319, of the Register's Office of Davidson County, Tennessee, to which plat reference is here made for more complete details of location and description of said lot.

BEING the same property conveyed to Mark Clark, an unmarried man, by Warranty Deed from Daniel E. Plourde and wife, Kimberly R. Plourde, dated 09/24/2008, appearing of record in Instrument No. 20081002-0100121, of the Register's Office of Davidson County, Tennessee.

THIS conveyance is made subject to Declaration of Covenants contained in instrument of record in Instrument No. 20010105-0001925 and By Laws; to any and all matters shown on said plat of record in Instrument No. 200007130069319; Agreement for dedication of easement of record in Instrument No. 20031014-0152050; Charter of White Pine Estates Homeowner Association of record in Instrument No. 20010123-0007117; Quitclaim Deed for open space to Home Owners Association of record in Instrument No. 20010123-0007118; of said Register's Office.

This is improved property known as 1513 White Pine Court; Nashville, TN 37214.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate, title and interest thereto belonging unto the said Grantees, his heirs and assigns, forever; and Grantors covenant with the said Grantees that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of the 2008 real property taxes which have been prorated between the parties and are assumed by the Grantee; and Grantors further covenant and bind themselves, their heirs and assigns to forever warrant and defend the title to the said real estate to the Grantee, his heirs 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 OUR HANDS, this 31st day of December, 2008.

Mark Clark by his attorney in fact Gina Kellum

Mark Clark by his attorney in fact, Gina Kellum

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

On this 2nd day of July, 2008, before me personally appeared Gina Kellum, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact of Mark Clark, and is authorized by him, and does hereby acknowledge the execution of this instrument on his behalf, by virtue of an instrument of record in Instrument Number 20090212 0012220 Register's Office of Davidson County, Tennessee.

Witness my hand and official seal this 31st day of December, 2008.

Notary Public

My Commission Expires:_____

MANDY R. COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires: June 19, 2011

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $174,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

SWORN to and subscribed before me this 31st day of December, 2008.

NOTARY PUBLIC
My Commission Expires: 5/8/2012

PATRICIA G. HODGE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires

AFTER RECORDING MAIL:
StoneCrest Title & Escrow Co., LLC
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Murfreesboro, TN 37129