WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$205,000.00.**

X
Affiant

Subscribed and sworn to before me, this 27th day of February, 2009

Notary Public

MY COMMISSION EXPIRES: 9/19/09
(AFFIX SEAL)

JENNIFER S. DUNLAP NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Davidson County DEEDWARR
Recvd: 03/03/09 11:18 2 pgs
Fees:13.00 Taxes:758.50

20090303-0018696

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Criss	Franklin American Mortgage Company	161-11-F
(NAME)	(NAME)	(MAP)
5726 Amalie Drive	501 Corporate Centre Drive,Ste. 400	22.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **George E. Gower, unmarried**, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **David L. Criss, unmarried**, hereinafter called Grantee, his heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Certain property in Davidson County, TN, described as Unit No. 22 of Townhomes of Brentwood, a Horizontal Property Regime located in Nashville, TN, together with Easements as shown on the plat of Townhomes of Brentwood, recorded in Book 9700, page 990, said Register's Office, and described in a Master Deed Establising Townhomes of Brentwood a Planned Unit Development and a Horizontal Property Regime (Private Element) as recorded in Book 11629, page 850 as amended in Instrument No. 20000215-0015334 and Instrument No. 20010626-0067542, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Townhomes of Brentwood, contained in the Master Deed Establising Townhomes of Brentwood a Planned Unit Development and a Horizontal Property Regime (Private Element) as recorded in Book 11629, page 850 as amended in Instrument No. 20000215-0015334 and Instrument No. 20010626-0067542, said Register's Office, and By-Laws recorded in Book 11629, page 885, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.

Being the same property conveyed to George E. Gower, by deed from LeAndrea C. Barham, unmarried, dated May 3, 2007, of record in Instrument No. 20070508-0055365, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 5726 Amalie Drive, Nashville, Tennessee 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, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hand(s) this 27th day of February, 2009.

George E. Gower

George E. Gower

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared George E. Gower; with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument of his own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 27th day of February, 2009.

Notary Public

My Commission Expires: 9/19/09

JENNIFER S. DUNLAP
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY