BILL GARRETT, Davidson County
Trans:T20090044629 DEEDWARR
Recvd: 07/02/09 13:59 3 pgs
Fees:18.00 Taxes:1868.50
20090702-0061920

#28851
File Box 9-B
First Title and Escrow
Company, Inc.

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
605718 MCCALLUM
Joy Frisch

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Adam and Ilana Horn	(NAME) First National Bank of	132-050-001.00CO
(STREET ADDRESS OR ROUTE NUMBER) 4144 Outer Drive	Chester County (STREET ADDRESS) ~~3840 Hempland Rd.~~	
(CITY) (STATE) (ZIP) Nashville TN 37204	(CITY) (STATE) (ZIP) Mountville PA 17554	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Charles F. McCallum, III and Patricia Benson McCallum, husband and wife have this day bargained and sold, and do hereby transfer and convey unto the said Adam Horn and Ilana Horn husband and wife the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of Davidson County, Tennessee.

STATE OF
COUNTY OF Davidson The actual consideration or value whichever is greater, for this transfer is $ 505,000.00

Affiant

Subscribed and sworn to before me this the 29th day of June, 2009

Notary Public

My commission expires:

(Affix Seal)

BETTY M. BROCK
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires FEB. 19 2013

This is unimproved ( ), known as 4144 Outer Drive, Nashville, TN 37204

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improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 hand this 31st day of December, 2008, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles F. McCallum, III

Patricia Benson McCallum

STATE OF Virginia
COUNTY OF Norfolk

Personally appeared before me, Kimberly Ann Walck, a Notary Public in and for said County and State, Charles F. McCallum, III, the within named bargainor Mr. (fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of December, 2008.

Kimberly Ann Walck
Notary Public
My Commission Expires: 9-30-2010

(This area for official notarial seal)
KIMBERLY ANN WALCK
Notary Public
Commonwealth of Virginia
7080168
My Commission Expires Sep 30, 2010

STATE OF Virginia
COUNTY OF Norfolk

Personally appeared before me, Kimberly Ann Walck, a Notary Public in and for said County and State, Patricia Benson McCallum, the within named bargainor Mrs. (fill in marital status), with whom I am personally acquainted (or proved to me 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 31st day of December, 2008.

Kimberly Ann Walck
Notary Public
My Commission Expires: 9-30-2010

(This area for official notarial seal)
KIMBERLY ANN WALCK
Notary Public
Commonwealth of Virginia
7080168
My Commission Expires Sep 30, 2010

Land in Davidson County, Tennessee, being Unit No. 4144, together with the appurtenant interest in the common elements of Outer Drive II Townhomes horizontal property regime with private elements established by Master Deed, of record in Instrument No. 20061130-0147977, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit "B" to the aforementioned Master Deed and being located upon Lot No. 7 and the westerly half of Lot No. 8 in the Plan of Rolling Meadows of record in Plat Book 1424, pages 98 and 99, Register's Office for Davidson County, Tennessee.

For information purposes only:

Map/Parcel ID Number: 132-050-001.00CO

BEING the same property conveyed to Charles F. McCallum, III, a married man by General Warranty Deed from Camp Properties, LLC, a Tennessee Limited Liability Company, dated 04/25/07, recorded 04/27/07, as Document No. 20070427-0050670, in the Register's Office of Davidson County, Tennessee.