Space reserved for recording information:	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,000.00 . Affiant SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 31st DAY OF JULY, 2009. Notary Public My Commission Expires: 6/29/2010

WARRANTY DEED

W. AARON FORTNER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON (Affix Seal)

Preparer's File #-09G0794

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ESCROW SERVICES OF TENNESSEE, LLC
TEN CADILLAC DRIVE, SUITE 150
BRENTWOOD, TENNESSEE 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Chris Warrick and Amanda Warrick 541 Roxanne Drive Antioch, Tennessee 37013	Churchill Mortgage Corporation 761 Old Hickory Blvd., Suite 401 Brentwood,TN 37027	162-10-118

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, **CHARLES CLARK AND WIFE, AGENIA CLARK**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **CHRIS WARRICK AND WIFE, AMANDA WARRICK** , hereinafter called the Grantee(s), their heirs, successors, and assigns, that certain tract or parcel of land in **DAVIDSON COUNTY**, STATE OF TENNESSEE, described as follows, to wit:

Being Lot No. 118 on the Plan of Brookview Estates, Section II, of record in Book 4460, page 163, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Charles Clark and wife, Agenia Clark by Warranty Deed from Joe M. Kirsch, Trustee, of record in Book 10497, page 99, dated 6/11/1997, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

( ) unimproved
This is (X) improved property known as **541 Roxanne Drive, Antioch, Tennessee 37013**

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 **31st** day of **July**, **2009**:

Charles Clark

Agenia Clark

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **CHARLES CLARK AND AGENIA CLARK**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal this 31st day of July, 2009.

Notary Public

W. AARON FORTNER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

My Commission Expires: 6/29/2010

BILL GARRETT, Davidson County
Trans:T20090052805 DEEDWARR
Recvd: 08/04/09 13:54 1 pgs
Fees:13.00 Taxes:436.60

20090804-0073000