WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20090055026 DEEDWARR
Recvd: 08/12/09 10:05 2 pgs
Fees:13.00 Taxes:3472.45
20090812-0075850

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $938,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11TH DAY OF AUGUST, 2009.

Amanda Vaughn
Notary Public

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

AMANDA VAUGHN — State of Tennessee Notary Public — DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow, LLC, 9175 Carothers Parkway, Suite 110, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stacy Klein and Matthew Gardner (NAME)	Numerica Mortgage, LLC (NAME)	116-12-152.00
3901 Wallace Lane (ADDRESS)	615 Lynnhaven Parkway (ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Virginia Beach, VA 23452 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Highmark aka "High Mark" Construction Group, Inc.**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Stacy Klein and Matthew Gardner**, hereinafter called the Grantees, their heirs 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 Lot 2, WALLACE LANE CROSSING, as shown on plat of record in Instrument No. 20040527-0062304, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being part of the same property conveyed to Highmark aka "High Mark" Construction Group, Inc. by Warranty Deed from Mitchell Whitson, recorded on the 26th day of July, 2004 in Instrument No. 20040726-0089114, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☐ property, known as 3901 Wallace Lane, Nashville, TN 37215

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 it does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and it does further covenant and bind itself, it successors 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.

THIS CONVEYANCE IS "AS-IS" WITH RESPECT TO THE CONDITION OF THE PROPERTY AND, ACCORDINGLY, THERE ARE NO EXPRESS OR IMPLIED WARRANTIES REGARDING THE CONDITION OF THE PROPERTY.

JMC
DKK

Witness our hands this 11th day of August, 2009.

Highmark aka "High Mark" Construction Group, Inc

Keith Kitchell, President

Mitch Cone, Vice-President

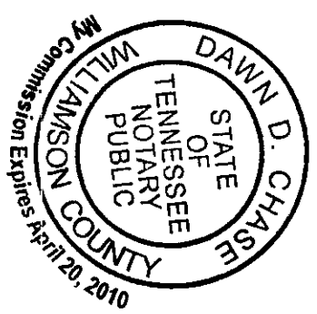
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Keith Kitchell and Mitch Cone., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the President and Vice-President respectively, and are authorized to execute the instrument on behalf of Highmark aka "High Mark" Construction, Group, Inc., the within named bargainor, and that they as such President and Vice-President respectively, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by themselves as President and Vice-President.

Witness my hand and seal this 11th day of August, 2009.

Notary Public

My Commission Expires: _____



Record & Return To:

Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203

File No. RW-09-3901