Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Drees Premier Homes, Inc.	New Owner	154-0-00-053.00
1604 Westgate Circle		
Brentwood, TN 37027		

THIS INSTRUMENT PREPARED BY:
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203

BILL GARRETT, Davidson County
Trans:T20090058971 DEEDWARR
Recvd: 08/28/09 08:32 2 pgs
Fees:13.00 Taxes:247.90
20090828-0080828

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $67,000.00

Affiant

Subscribed and sworn to before me, this the 27th day of August, 2009.

Notary Public

My Commission Expires:
(Affix Seal)

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4, 2013

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged **Christina S. Folk and husband, Anthony M. Folk, ("Grantor"),** has this day bargained and sold, and does hereby bargain, sell, transfer and convey unto **Drees Premier Homes, Inc., an Ohio Corporation ("Grantee"),** and Grantee's successors and assigns all of Grantor's interest in a certain tracts or parcels of land located in **Davidson** County, **Tennessee**, to wit:

A track of land in the 9th civil district of Davidson County, Tennessee, described according to a survey by Philip E. Holmes, Jr. of Volunteer Land Surveying Services dated December 2, 2008, as follows:

Beginning at a iron pin found in the westerly margin of Griffith Road and being the northeast property corner; thence with westerly margin of Griffith Road South 16'32'52" east 50.47 feet to an iron pin; thence leaving westerly margin of Griffith Road South 81'43'02" west 495.98 feet to an iron pin; thence south 12'27'55" east, 279.68 feet to an iron pin; thence south 75'34'44" west, 343.42 feet to an iron pin; thence with a curve to the left and being non-radial having a 534.41 foot radius, and a delta angle of 28'05'46", and a arc distance of 262.06, a chord being north 28'37'21" west, 259.44 feet to an iron pin; thence north 42'27'36" west, 374.12 feet to an iron pin; thence north 85'10'18" east, 431.97 feet to an iron pin; thence south 36'12'56" east, 182.41 feet to an iron pin; thence north 81'42'58" east, 557.49 feet to the point of beginning. Containing 5.32 acres or 231,886.6 square feet more or less.

Being the same property conveyed to Christina S. Folk, and husband Anthony M. Folk, by Warranty Deed from Joe Wallace and Sue Wallace, Co-Trustee's, The Joe Wallace and Sue Wallace Revocable Living Trust, dated October 13, 1998, dated December 9, 2008, of record in Instrument No. 20081209-011888, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to (1) Property taxes for the year 2009, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorate share thereof to GRANTEES who will be responsible for payment of said taxes. (2) all applicable zoning ordinances (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (5) building restrictions, and (6) other matters of public record.

This is unimproved property located at: **719 Pine Hill Lane, Nashville, TN 37221**

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estates, title and interest thereto belonging to Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the said Grantee that he/she is lawfully seized in fee simple of the aforedescribed Real Estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT as set forth herein, and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has executed this instrument on this **27th** day of **August, 2009.**

GRANTOR(S)

Christina S. Folk

Anthony M. Folk

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared **Christina S. Folk and Anthony M. Folk** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained as their free Act and Deed.

Witness my hand and official seal on this the **27th** day of **August, 2009.**

Notary Public

My Commission Expires:

C. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4, 2013