State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $149,900.00

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

(Affix Seal)

STACY N. RING
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

Affiant

Notary Public My commission expires on June 21, 2011

WARRANTY DEED

This instrument prepared by: 900849

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Karen M Rives
3114 Boulder Park Drive
Nashville, TN 37214

Send tax bills to:
New Owner

Map 96-15, Parcel 22

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,

Robert E. Caves, Jr. and wife, Lara J. Caves

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Karen M Rives

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, Being Lot No. 21 on the Plan of Hickory Bend Section 3, of record in Plat Book 3600, Page 42, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being all of the same property conveyed to Robert E. Caves, Jr. and wife, Lara J. Caves by Quitclaim Deed from Marilyn L. Johnson and Lara J. Cuneo n/k/a Lara J. Caves, dated 02/01/07, of record in Instrument No. 20080207-0012883, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2009, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 3114 Boulder Park Drive, Nashville, TN, 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unemcumbered, 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20090059938 DEEDWARR
Recvd: 09/01/09 15:09 2 pgs
Fees:13.00 Taxes:554.63

20090901-0082114

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

Robert E. Caves Jr.
Robert E. Caves, Jr.
By Lara J. Caves as His Attorney In Fact
By Lara J Caves, his attorney in fact.

Lara J Caves
Lara J. Caves

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 Lara J. Caves, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27 day of August, 2009.

My commission expires: My Commission Expires November 22, 2010

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27 day of August, 2008 before me personally appeared Lara J. Caves to me known to be the person who executed the foregoing instrument as the Attorney In Fact for Robert E. Caves, Jr. and acknowledged that she executed the same as the free act and deed of said Robert E. Caves, Jr. .

Witness my hand and official seal.

My Commission Expires: My Commission Expires November 22, 2010

Notary Public