[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Patricia Mensah and Samuel Ewiah	US Bank Home Mortgage	Map/Parcel -
1080 Blairfield Drive	PO BOX 7298	1741100A02700CO
Antioch, TN 37013	Springfield, OH 45501	

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Christopher Todd Calhoun, a/k/a Christopher Todd Clahoun** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Patricia Mensah and Samuel Ewiah, as tenants in common** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

BEING Lot 20, SUBDIVISION PLAT OF CANE RIDGE FARMS, SECTION ONE, PHASE TWO, as shown on plat of record in Instrument No. 20010404-0032708, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Christopher Todd Calhoun, a married man, by Warranty Deed from Signature Homes, Inc., a Tennessee corporation, recorded June 19, 2003 in Instrument No. 20030619-0084607, and further conveyed to Christopher Todd Clahoun by Quitclaim Deed from Elizabeth Calhoun, recorded April 5, 2004 in Instrument No. 20040405-0037908, in the Register's Office, Davidson County, Tennessee.

Tonia Lanette Calhoun, wife of Christopher Todd Calhoun, joins in this conveyance to convey any interest she may have in the subject property, particularly any marital interest

This conveyance is subject to the following:

1. Declaration of Covenants, Conditions and Restrictions recorded in Instrument No. 20000905-0087103, as amended in Instrument No. 20001204-0119093, Instrument No. 20010815-0088370, Instrument No. 20040319-0031603 and Instrument No. 20041102-0131848, Register's Office for Davidson County, Tennessee.
2. Charter of Cane Ridge Farms Homeowners Association, Inc. Recorded in Instrument No. 20010815-0088360, said Register's Office.
3. Easement recorded in Book 4428, Page 565 and Book 5078, Page 478, said Register's Office.
4. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of SUBDIVISION PLAT OF CANE RIDGE FARMS, SECTION ONE, PHASE TWO, as recorded in Instrument No. 20010404-0032708, said Register's Office.

This is improved property commonly known as: 1080 Blairfield Drive, Antioch, TN 37013

BILL GARRETT, Davidson County
Trans:T20090069136 DEEDWARR
Recvd: 10/09/09 11:03 2 pgs
Fees:13.00 Taxes:823.25
20091009-0094169

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $222,500.00

Affiant

Subscribed and sworn to before me this 7th day of October 2009

My Commission Expires: My Commission Expires 01/09/2012

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 7th day of October, 2009.

Christopher Todd Calhoun, aka
Christopher Todd Clahoun

Tonia Lanette Calhoun

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of October, 2009, before me personally appeared Christopher Todd Calhoun, a/k/a Christopher Todd Clahoun and wife, Tonia Lanette Calhoun to me known to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

WITNESS my hand and official seal.

Notary Public

My Commission Expires:

My Commission Expires 01/09/2012

