[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Jackson B. White and Columba A. McHale		Map/Parcel -
125 Carriage Ct.	NEW OWNER	171030B16600CO
Brentwood, TN 37027		

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 **Kay Elise Dedman, an unmarried person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Jackson B. White and wife, Columba A. McHale** (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:

Land in Davidson County, Tennessee, being Unit 26, TOWNHOMES OF FREDERICKSBURG, PHASE TWO, SECTION FIVE, REVISION ONE, "CARRIAGE HOMES OF FREDERICKSBURG", as shown on plat of record in Plat Book 9700, Page 578 as revised in Instrument No. 20000804-0077800, 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 Kay Elise Dedman, an unmarried woman by Corporate Form Warranty Deed from Pulte Homes Tennessee Limited Partnership, recorded on the 19th day of August, 1999 in Book 11626, Page 212, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:

1. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of TOWNHOMES OF FREDERICKSBURG, PHASE TWO, SECTION FIVE, REVISION ONE, "CARRIAGE HOMES OF FREDERICKSBURG", as recorded in Plat Book 9700, Page(s) 578, revised at Instrument No. 20000804-0077800, Register's Office of Davidson County.
2. Covenants, Conditions and Restrictions as recorded in Book 10126, Page 435, amended in Book 10224, Page 683 and Instrument Nos. 20000718-0070558 and 20050705-0076596 and Book 10774, Page 945 , Register's Office for Davidson County, Tennessee.
3. Charter of Homeowners Association recorded in Book 10126, Page 430 and Book 10774, Page 938., said Register's Office.
4. Terms and provisions of by-Laws recorded in Book 10774, Page 996, said Register's Office.
5. Easement for Sanitary Sewer/Storm Drainage, recorded in Book 7993, Page 269 and Book 9607, Page 431, said Register's Office.
6. Easement for Drainage, recorded in Book 7851, Page 712 and Book 10012, Page 756, said Register's Office.
7. Easement for Sanitary Sewer/Storm Drainage/Water Main, recorded in Book 7358, Page 643, said Register's Office.
8. Stormwater Detention Agreement recorded in Book 10584, Page 134, said Register's Office.

This is improved property commonly known as: 125 Carriage Ct., Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20090076616 DEEDWARR
Recvd: 11/09/09 15:43 2 pgs
Fees:13.00 Taxes:821.40
20091109-0103713

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $222,000.00

Affiant

Subscribed and sworn to before me this 4th day of November, 2009

My Commission Expires: 11/12/10

Notary Public

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 herself, her 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 4th day of November, 2009.

Kay Elise Dedman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of November 2009, before me personally appeared Kay Elise Dedman to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

WITNESS my hand and official seal.

Notary Public

My Commission Expires:

My Commission Expires 01/09/2012

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY