THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***202,500.00.

Affiant

BILL GARRETT, Davidson County
Trans:T20100010307 DEEDWARR
Recvd: 02/22/10 10:37 2 pgs
Fees:13.00 Taxes:749.25
20100222-0013217

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Subscribed and sworn to before me this 19th day of February, 2010.

Notary Public

My Commission Expires: 8.20.13

ADDRESS OF NEW OWNER

Michael Edward Harvey
4217 Rachel Donelson Pass
Hermitage, Tennessee 37076

SEND TAX BILLS TO

USAA Federal Savings Bank
10750 McDermott Freeway
San Antonio, TX 78288

MAP & PARCEL NOS.

MAP 075-11-0 A
PARCEL 003.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Two Thousand Five Hundred and 00/100 Dollars ($***202,500.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Monica Davis, unmarried, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Michael Edward Harvey and Rebeca D. Harvey, husband and wife, (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:

BEING Lot No. 5 on the Plan of First Revision, Phase One, Heritage Meadows, of record in Plat Book 9700, page 167, revising Plat Book 9700, page 145, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Monica Davis, an unmarried woman, by Warranty Deed dated September 15, 2004, from Lori A. Hines, unmarried, of record as Instrument No. 20040917-0112070 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4217 Rachel Donelson Pass, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEES, their heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said GRANTEES that she 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 follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantees herein.

2. Matters, if any, shown on the Plan of First Revision, Phase One, Heritage Meadows, of record in Plat Book 9700, page 167, revising Plat Book 9700, page 145, in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds herself, her heirs 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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument on this the 19th day of February, 2010.

Monica Davis

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Monica Davis, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 19th day of February, 2010.

Notary Public

My Commission Expires: 8.20.13

