WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100014040 DEEDWARR
Recvd: 03/09/10 14:12 2 pgs
Fees:13.00 Taxes:999.00

20100309-0018154

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, ~~$270,000.00.~~

Affiant

Subscribed and sworn to before me this 26th day of February, 2010.

Notary Public
My Commission expires: 5-3-2010
(Affix Seal)

SYLVIA D. THOMPSON NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Erid N. Harrison	USAA Federal Savings Bank	064-01-0-019.00
405 Brandywine Drive	10750 McDermant Freeway	
Old Hickory, TN 37138	San Antonio TX 78288	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Noble Properties, Inc.**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Erid N. Harrison and Elechia S. Harrison, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 54 on the plan of Brandywine Farms, Section I, of record in Book 3600, pages 79 and 80, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Noble Properties, Inc., by deed from Shapiro & Kirsch, LLP, as Substitute Trustee, on October 5, 2009, of record in Instrument Number 20091009-0094382, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Plan of record in Book 3600, page 79 and 80, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 3816, page 544; amended in Book 3886, page 720; and Book 3843, page 951; and Instrument Number 20040805-0094257, Register's Office for Davidson County, Tennessee.

This is improved property known as: **405 Brandywine Drive, Old Hickory, TN 37138**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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

WITNESS our hands this February 26, 2010.

Noble Properties, Inc.

By Lane Wallace, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 26th day of February, 2010, before me, appeared Lane Wallace, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the President of Noble Properties, Inc. and that the seal affixed to said instrument is the corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said corporation (or association) by authority of its Board of Directors (or Trustees) and said Lane Wallace acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

8/23/11

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY