RMA

PREPARED BY (AND RETURN TO):

WILKINS & IVEY

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 50403
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
CarMax Auto Superstores, Inc. c/o Total Relocation Solutions 1717 Main Street North Marshfield, MA 02059	SAME

BILL GARRETT, Davidson County
Trans:T20100026413 DEEDWARR
Recvd: 05/03/10 14:24 2 pgs
Fees:13.00 Taxes:636.40
20100503-0033599

TAX MAP-PARCEL NUMBERS: 098050A08000

WARRANTY DEED

* $172,000

FOR AND IN CONSIDERATION of the sum of: $ cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Scott W. Greiner and spouse, Jennifer Greiner**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **CarMax Auto Superstores, Inc.** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

To Wit:

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Hampton Hall, Section Three of record in Book 9700, page 898, Register's Office for said County, to which Plan reference is made for a complete description.

Being the same property conveyed to Scott Greiner and wife, Jennifer Greiner by deed from Adam R. Stein and wife, Amy A. Stein, dated July 17, 2007 and recorded on July 18, 2007 of record in Doc. No. 20070718-0085285. Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2010, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Page 898, said Register's Office, which Plan shows a 20 foot minimum building setback line from Hallview Court, together with additional set back designations, and a 20 foot easement for public utility and drainage purposes along the front line of said lot. The Declaration of Covenants, Conditions and Restrictions of record in Book 10278, page 257, Book 10301, page 184, Book 10444, page 460, Book 10460, page 947, Book 10956, page 520, Book 11372, page 852, Book 11573, page 512,said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 908 Hallview Court, Hermitage, Tennessee 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this. April 7, 2010.

Scott W. Greiner

Jennifer Greiner

State of Williamson County, TN

County of _____

On this 7th day of April, 2010, before me the undersigned authority, personally appeared Scott W. Greiner and Jennifer Greiner, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary

My Commission Expires: MY COMMISSION EXPIRES ON NOVEMBER 24, 2013.

BEVERLEY R. STIVERSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

State of Tennessee

County of Wilson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $172,000

Affiant

Sworn and subscribed before me this the 30th day of April, 2010

Notary Public

My Commission Expires: 2-3-2013

DEBBIE A. SERBIN NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY