BILL GARRETT, Davidson County
Trans:T20100059151 DEEDWARR
Recvd: 09/20/10 15:00 3 pgs
Fees:18.00 Taxes:148.00

20100920-0074786

This Instrument Prepared By
and after Recording Return to:
Lewis S. Howard, Jr., Esq.
Lincoln Title, LLC
7823 Montvue Center Way
Knoxville, TN 37919
865.694.1400

RESPONSIBLE TAX PAYER:
Property Acquisitions, Inc.

PROPERTY OWNERS
Property Acquisitions, Inc.
2925 Moss Spring Drive
Antioch, TN 37013

File No. 1050502
CLT 150-02-034.00

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $40,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 14th day of September, 2010.

Notary Public
My Commission Expires: 9-19-2011

MICHELLE NIGHTOWER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 09-19-2011

GENERAL WARRANTY DEED

THIS INDENTURE made as of the 14th day of September, 2010, between **Paul David Anderson, a single man,** an individual and resident of DAVIDSON County, TN (Grantor), and **Property Acquisitions, Inc.**, a Tennessee corporation (Grantee).

WITNESSETH:

That Grantor, for and in consideration of the sum of Ten and no/100 Dollars ($10.00) and for other good and valuable consideration in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee all of the Grantor's right, title and interest in and to the following described real property, with the hereditaments and appurtenances thereto appertaining, to-wit:

SEE ATTACHED EXHIBIT A

TO HAVE AND TO HOLD the said premises to the said Grantee, **his/her** successors and assigns forever.

And Grantor, for itself, its representatives, successors, and assigns, does hereby covenant with Grantee, **his/her** representatives, successors, and assigns, that Grantor is lawfully seized in fee simple of the premises herein conveyed; has full power, authority and right to convey the same; that Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever; and that such premises are free from all encumbrances except for the lien of current ad valorem real property taxes, easements and restrictions of record.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed this the date first above written.

GRANTOR:

Paul David Anderson

Paul David Anderson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a notary public of said state and county, Paul David Anderson, a single man, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that **he/she/they** executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 14 day of September, 2010.

Michelle Hightower
Notary Public

My commission expires: 9.19.2011

MICHELLE HIGHTOWER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 09-19-2011

MICHELLE HI...
TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 09-19-2011

A CERTAIN TRACT OR PARCEL OF LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE, BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE PLAN OF EDGE OF LAKE ESTATES, SECTION 19-B, OF RECORD IN PLAT BOOK 5190, PAGE 132, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

THIS CONVEYANCE IS MADE SUBJECT TO ALL APPLICABLE RESTRICTIONS, EASEMENTS, CONDITIONS AND BUILDING SETBACK LINES OF RECORD.

BEING THE SAME PROPERTY CONVEYED TO PAUL DAVID ANDERSON BY QUITCLAIM DEED FROM LISA ANNE ANDERSON, DATED 5/1/2009 AND RECORDED 6/5/2009 IN INSTRUMENT NO. 20090605-0052457, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. ALSO BEING THE SAME PROPERTY CONVEYED TO PAUL DAVID ANDERSON AND WIFE, LISA A. ANDERSON BY WARRANTY DEED FROM TERRY M. MCREE AND WIFE, KIMBERLY Y. MCREE, DATED 9/7/2001 AND RECORDED 9/11/2001 IN INSTRUMENT NO. 20010911-0098732, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Purported Address: 2925 Moss Springs Drive, Antioch TN 37013