WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $290,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of November, 2010.

Notary Public

MY COMMISSION EXPIRES: June 20, 2011
(AFFIX SEAL)

MICHELLE LEE REYNOLDS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Guaranty Company, 1980 Post Oak Blvd, Houston, TX 77056

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Laura B Goins	New owner	15516OA32300
(NAME)	(NAME)	
7073 Meadow Ridge Cir		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THIS INDENTURE, made and entered into this 28 day of Sept., 2010, by and between JOHN T. MASON, IV AND D'LANNA J. MASON, HUSBAND AND WIFE, party of the first part, and Laura B. Goins unmarried, party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate situated and being in the County of DAVIDSON, State of Tennessee, to wit:

See EXHIBIT "A" attached hereto and made a part hereof.

BILL GARRETT, Davidson County
Trans:T20100072904 DEEDWARR
Recvd: 11/17/10 11:21 3 pgs
Fees:18.00 Taxes:1073.00
20101117-0092009

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 said party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the afore described real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for

See Exhibit B for exceptions to title

; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity is referred to, and pronouns shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed the day and year first above written.

JOHN T. MASON, IV

D'LANNA J. MASON

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JOHN T. MASON, IV, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 28th day of September, 2010

Commission expires: 1-6-14

Susan P. Cronin
Notary Public

SUSAN P. CRONIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named D'LANNA J. MASON, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 28th day of September, 2010

Commission expires: 1-6-14

Susan P. Cronin
Notary Public

SUSAN P. CRONIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

File No.: 210090329

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Traceside, Section Nine, of record in Instrument Number 200001030000455 and 200001030000456, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to JOHN T. MASON, IV AND D'LANNA J. MASON, HUSBAND AND WIFE by Deed from CENTEX HOMES, A NEVADA GENERAL PARTNERSHIP, dated 10/31/2001 and filed for record on 11/09/2001 in Instrument No. 200111090123374, Register's Office for DAVIDSON County, Tennessee.

EXHIBIT B

All matters as set forth per Plat of record in Plat Book 7900, Page 705, Instrument No. 200001030000455 and at Instrument No. 200001030000456, said Register's Office.

Restrictions of record in Book 9435, Page 493 and as amended in Book 9677, Page 675, said Register's Office.

Charter of Homeowner's Association as shown of record in Book 9668, Page 894, Register's Office for said County.

Quitclaim Deed to Traceside Homeowners Assocation, Inc. of record at Instrument No. 200003290031447, said Register's Office.

By-Laws of record in Book 9668, Page 899, said Register's Office.

Agreement for Dedication for Sewer Line of record in Book 7243, Page 345, said Register's Office.

Agreement for Dedication for Water Line of record in Book 9306, Page 279, said Register's Office.

Landscape Agreement of record in Book 10355, Page 859, said Register's Office