WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 134,900.00

Sarah M. Matthews
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of January, 2011

Amanda Vaughn
Notary Public:

MY COMMISSION EXPIRES: 01/07/2013
(AFFIX SEAL)

AMANDA VAUGHN State of Tennessee Notary Public Davidson County

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Cara Lippman	Platinum Mortgage, Inc.	Parcel ID:
2526 Woodberry Drive	103 Spenryn Dr., Ste. B	09512003000
Nashville, TN 37214	Madison, AL 35758	

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Jane Carolyn Pharris f/k/a Jane Carolyn Houdeshell and husband, Michiel Pharris

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Cara Lippman , an unmarried woman

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. 84, on the Plan of Woodberry Park, of record in Plat Book 2133, Pages 117, 118 and 119, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Jane Carolyn Houdeshell, unmarried, by deed from Phillip T. Harlan and wife, Deborah E. Harlan of record in Book 6971, Page 568, Register's Office for said County. The said Jane Carolyn Houdeshell is now known as Jane Carolyn Pharris.

This conveyance is made subject to: (1) 2011 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 2133, Pages 117, 118, and 119, said Register's Office.

Jane Carolyn Pharris and Jane Carolyn Houdeshell being one in the same person.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 2526 Woodberry Drive, Nashville, TN 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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. 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 my hand this 31st day of January, 2011.

Jane Carolyn Pharris
Jane Carolyn Pharris

Michiel Pharris
Michiel Pharris

BILL GARRETT, Davidson County
Trans:T20110006793 DEEDWARR
Recvd: 02/02/11 13:29 2 pgs
Fees:13.00 Taxes:499.13

20110202-0009379

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 Jane Carolyn Pharris f/k/a Jane Carolyn Houdeshell and husband, Michiel Pharris 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 and official seal at Nashville, Tennessee, this 31st day of January, 2011.

My Commission Expires: 11/7/12

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.