THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11010009** BILL GARRETT, Davidson County Trans:T20110013262 DEEDWARR Recvd: 03/04/11 13:36 2 pgs Fees:13.00 Taxes:532.80 20110304-0017603	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $144,000.00. Affiant Subscribed and sworn to before me, this 2nd day of March, 2011. Notary Public My Commission Expires: 07/08/12 Rachel Neal STATE OF TENNESSEE NOTARY PUBLIC Davidson County

WARRANTY DEED

Address New Owner: Brittany Ellen Endres 5500 Fairhaven Drive Nashville TN 37211	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 161-10B-111.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Steven J. Joggerst and Kelly H. Joggerst, Husband and Wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Brittany Ellen Endres, an unmarried woman,** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 409, SECOND REVISION - PHASE SIX, VILLAGES OF BRENTWOOD, as shown on plat of record in Plat Book 6900, Page 316, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Steven J. Joggerst, unmarried by Warranty Deed from Christopher Blake Jones and wife, Casey A. Jones, recorded on the 15th day of June, 2006 in Instrument No. 20060615-0071645, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2011 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.
Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of SECOND REVISION - PHASE SIX, VILLAGES OF BRENTWOOD, as recorded in Plat Book 6900, Page(s) 316, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

Declaration of Covenants, Conditions and Restrictions recorded in Book 6143, Page 11, amended in Book 6398, Page 495 and Book 7207, Page 251 , but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or

national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

Charter recorded in Book 6158, Page 352, amended in Book 7599, Page 914, Book 7925, Page 41, Book 7936, Page 332 and Book 8152, Page 927.

This is improved property located at 5500 Fairhaven Drive Nashville TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of March, 2011.

Steven J. Joggerst by: Will Chapman, Attorney-in-Fact

Steven J. Joggerst by:
Will Chapman, Attorney-in-Fact

Kelly H. Joggerst by: Will Chapman, Attorney-in-Fact

Kelly H. Joggerst by:
Will Chapman, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Will Chapman as attorney-in-fact for Steven J. Joggerst and Kelly H. Joggerst, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 2nd day of March, 2011.

Notary Public
My Commission Expires: 07/08/13

Rachel Neal STATE OF TENNESSEE NOTARY PUBLIC Davidson County