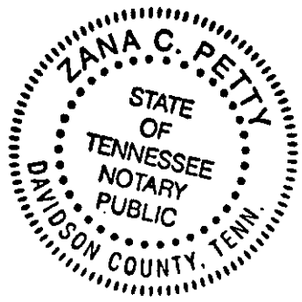
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 167,000.00

Sandra L Wharton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of July, 2011

Notary Public

MY COMMISSION EXPIRES: 9-9-14
(AFFIX SEAL)

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:
Patricia Jackson	Bank of America	Parcel ID:
1000 Tulip Grove Road	840 Crescent Center Dr #460	086080A01900CO
Hermitage, TN 37076	Franklin TN 37067	

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

Sandra L. Wharton, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Patricia Jackson , a single person
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. 425, on the Plan of Phase II, Camden Woods, of record in Book 6900, Page 735, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William R. Wharton and wife, Sandra L. Wharton by deed from C. Wesley Williams and wife, Stephanie Williams of record in Book 9686, Page 464, said Register's Office. The said William R. Wharton now being deceased.

This conveyance is subject to Restrictions and By-Laws of record in Book 7620, Page 561; Book 7657, Page 580; Book 7675, Page 926; Book 9036, Page 329; and Book 7620, Page 583, said Register's Office.

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 6900, Page 735, said Register's Office; (3) Sanitary Sewer/Storm Drainage Easement of record in Instrument 20071207-0141577, said Register's Office.

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 1000 Tulip Grove Road, Hermitage, TN 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 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 29th day of July, 2011.

Sandra L Wharton
Sandra L. Wharton

BILL GARRETT, Davidson County
Trans:T20110047371 DEEDWARR
Recvd: 08/03/11 12:54 2 pgs
Fees:13.00 Taxes:617.90
20110803-0059737

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 Sandra L. Wharton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of July, 2011.

My Commission Expires: 9-9-14

Notary Public

