WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,500.00

Pamela Gayle Wallace
Affiant

Subscribed and sworn to before me, this 9th DAY OF September, 2011

Notary Public

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

DONNA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY TENN.

R-VRE-11-2010

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pamela Gayle Wallace	PHH Mortgage Corporation	
1708 Welcome Lane (ADDRESS)	1 Mortgage Way (NAME) (ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Mount Laurel, NJ 08054 (CITY) (STATE) (ZIP)	73-9-172.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHRISTOPHER R. PLUMMER AND SARAH M. PLUMMER, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto PAMELA GAYLE WALLACE, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 65, HENDERSON GARDENS, SECTION I, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2900, PAGE 75, 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 CHRISTOPHER R. PLUMMER AND SARAH M. PLUMMER, HUSBAND AND WIFE BY WARRANTY DEED FROM SETH A. STRAUSS, RECORDED ON THE 14TH DAY OF JULY, 2009 IN INSTRUMENT NO. 20090714-0065621, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2011 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE(S) HEREIN; B) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD, INCLUDING THOSE LISTED IN PLAT BOOK 2900, PAGE(S) 75, REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 2010 Upland Drive, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20110058443 DEEDWARR
Recvd: 09/20/11 14:59 2 pgs
Fees:13.00 Taxes:627.15
20110920-0072897

Witness my/our hand(s) this 9th day of September, 2011.

Christopher R. Plummer by John Gleaves,
Attorney in Fact

Sarah M. Plummer by John Gleaves,
Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 9th day of September, 2011, before me personally appeared John Gleaves to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Christopher R. Plummer and Sarah M. Plummer and who acknowledged he/she/they executed the same as the free act and deed of the said Christopher R. Plummer and Sarah M. Plummer.

Witness my hand and official seal, this the 9th day of September, 2011.

Notary Public

My Commission Expires: 01/07/2013

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903