WARRANTY DEED

THIS INDENTURE, made and entered into this 29 day of June, 2011, by and between **CARTUS CORPORATION, a Delaware corporation**, party of the first part, and Sorroya Holman, unmarried, party of the second part.

WITNESSETH: That for the consideration hereinafter expressed 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:

LOT 108 of HICKORY WOODS ESTATES, SECTION C, of record in Plat Book 6900, Pages 885-887 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 Grantors, by virtue of Warranty Deed recorded in Instrument No. 20111014-0080053, in the Register's Office for Davidson County, Tennessee.

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, their heirs and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; that the same is unencumbered, except for:

All matters of record, including without limitation, all real property taxes, not yet due and payable, which grantee hereby assumes and agrees to pay; restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of record in Plat Book 6900, Page 885; Declaration of Covenants, Conditions and Restrictions in Book 7823, Page 857 and in Book 7857, Page 94, as refiled in Book 7876, Page 75 and corrected in Book 9616, Page 470 and Book 9616, Page 477, as amended in Book 9678, Page 187; Terms and provisions of Bylaws of Hickory Woods Homeowners Association in Book 7932, Page 648, as affected by Rules and Regulations at Instrument No. 20010614-0062709 and Instrument No. 20011015-0111957 and amended at Instrument No. 20031010-0150800; Charter of Hickory Woods Homeowners Association in Book 7857, Page 87, as refiled in Book 7876, Page 67; and Charter of Hickory Woods Estates Homeowners Association in Book 9680, Page 319; all in said Register's Office.

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 party of the second part, their heirs and assigns, against the lawful claims of all persons whomsoever.

THE CONSIDERATION for this conveyance is as follows: Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Signed By:
Cartus Corporation

By: Misti Puckett
Signature

BILL GARRETT, Davidson County
Trans:T20110064322 DEEDWARR
Recvd: 10/14/11 10:57 3 pgs
Fees:18.00 Taxes:434.75

20111014-0080054

STATE OF TN
COUNTY OF Shelby

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Vicki Puckett, with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the asst Sec of Cartus Corporation, the within named bargainor, a corporation, and that he/she as such _____ being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation, by himself/herself as such _____.

WITNESS my hand and official seal, this 29 day of June, 2011.

Nevadia E Ashley
Notary Public

NEVADIA E. ASHLEY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: March 7, 2015

STATE OF Tennessee
COUNTY OF Davidson

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $117,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 12 day of October, 2011.

Notary Public

Rachel Neal STATE OF TENNESSEE NOTARY PUBLIC Davidson County

My commission expires: 07/08/13

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

PROPERTY ADDRESS:
6413 Wildgrove Dr
Antioch, TN 37013

MAIL TAX NOTICES TO:
New Owner

NAME AND ADDRESS OF PROPERTY OWNERS:
Sorroya Holman
6413 Wildgrove Dr
Antioch , TN 37013

TAX PARCEL NO.: 176050A10700C

Prepared By:

William N. Griffin, Jr., Atty
Griffin, Clift, Everton & Maschmeyer, PLLC
6489 Quail Hollow Road, Ste 100
Memphis, TN 38120

Return To: