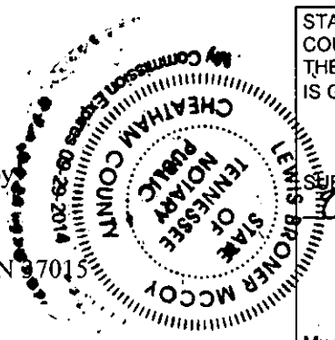
Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015
File: 11100016

Philip K. Zimmerman



STATE OF TENNESSEE }
COUNTY OF Cheatham }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00

Marie Collins
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 26 DAY OF Oct., 2011.

NOTARY PUBLIC

My Commission expires: 9/28/14

Address of New Owner	Send Tax Bills To:	Tax Information:
Jason B. Casey 3196 Hillsboro Pike Nashville, Tn 37215	Same	117-07-OB-306 CO and 117-07-OB-012 CO (Garage)

Warranty Deed

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 and sufficiency of all of which are hereby acknowledged, **Philip K. Zimmerman,** hereinafter called the **Grantor(s)**, have bargained and sold, and by these presents do transfer and convey unto **Jason B. Casey,** hereinafter called the **Grantee(s)**, his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 306 as shown on the Plat of the Claridge of record in Book 5800, page 63, Register's Office for Davidson County, Tennessee, together with the Storage Room S-16 and Garage G-12 as shown on said Plat, together with an undivided interest in the common elements of The Claridge Homeowner's Association as described in Book 5896, page 607, said Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Philip K. Zimmerman by deed from Geoffrey A. Zimmerman dated May 21, 2002 and recorded June 3, 2002 as Instrument No: 20020603-0067000, Register's Office for Davidson County, Tennessee.

This is improved property generally located:
3196 Hillsboro Pike, Nashville, TN 37215

SUBJECT TO THE FOLLOWING:

1. 2011 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.
2. Easement, setbacks and all other matters shown on the plan of Claridge of record in Book 5800, page 63, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.
3. Master Deed Restrictions recorded at Book 5896, page 607 Register's Office of Davidson County, Tennessee, and to which instrument reference is here made for the complete and exact terms, details and requirements thereof.
4. Stormwater Detention Agreement of record at Book 5861, page 550 Register's Office of Davidson County, Tennessee, and to which instrument reference is here made for the complete and exact terms, details and requirements thereof.

BILL GARRETT, Davidson County
Trans:T20110067313 DEEDWARR
Recvd: 10/27/11 10:37 2 pgs
Fees:13.00 Taxes:629.00
20111027-0083579

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) his/her/their heirs and assigns, forever. I/We do covenant with said Grantee(s) that I/We are/am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. I/We further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the Grantee(s), his/her/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.

IN WITNESS WHEREOF, **Philip K. Zimmerman** has/have caused this instrument to be executed, this the 26 day of Oct, 2011.

Philip K. Zimmerman

Philip K. Zimmerman

STATE OF TN
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Philip K. Zimmerman,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 26 day of Oct, 2011.

My commission Expires: 9/29/14

NOTARY PUBLIC

