THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
1000 Pleasant Grove Place, Ste. 100,
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 06/01/12 13:36 3 pgs
Fees:18.00 Taxes:580.90
20120601-0047746

ADDRESS NEW OWNER
Derek D. White
105 Mill Springs Court
Old Hickory, TN 37138

MORTGAGEE
First Bank
8131 Shallowford Road Ste. 102
Chattanooga, TN 37421

SEND TAX BILLS
Mortgagee

MAP-PARCEL:
MAP 064-15-0-A
PARCEL 007.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **Karen H. Cagle, unmarried,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Derek D. White, unmarried man,** 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:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Revision One, Section One, Plantation Walk of record in Plat Book 7900, Page 697, and corrected in Book 9432, Page 449, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Karen H. Cagle, unmarried, by Warranty Deed from James Cates and wife, Sharon Cates, dated November 30, 2005 and filed of record in Instrument No. 20051215-0150613, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 9231, Page 719 and in Book 9547, Page 904; Charter of record in Book 9315, Page 723; easements, covenants conditions and all matters and notes as shown on the plan of record in Plat Book 7900, Page 697, and corrected in Book 9432, Page 449, Register's Office, Davidson, County, Tennessee.

This is the same description as in previous deed of record.

Property Taxes for the current year have been agreed to by the parties and will be paid for by the Grantee.

This is improved property known as **105 Mill Springs Court Old Hickory, TN 37138.**

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 our hands this 29th day of May, 2012.

Karen H. Cagle

Karen H. Cagle

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Karen H. Cagle, unmarried, the bargainor(s) 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.

Witness my hand and official seal this 29th day of May, 2012.

NOTARY PUBLIC

DEAN ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 1-5-16

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $157,000.00.

AFFIANT

Subscribed and sworn to before me this 29th day of May, 2012.

NOTARY PUBLIC

My Commission Expires: 11-5-2012

LISSA GROOM
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Dana Loggins, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

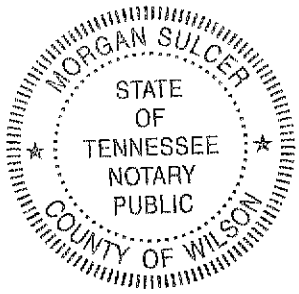
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Dana Loggins, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: 9/2/2013