WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/25/12 15:50 3 pgs
Fees:18.00 Taxes:1657.23
20120625-0055647

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $447,900.00.

Lindsey G. Boswell
Affiant

Subscribed and sworn ~~to me~~ on June 21, 2012.

M Cobb Rochford
NOTARY PUBLIC

My ~~Commission~~ Expires: 1/6/15

JOHN COBB ROCHFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY:

Community Title Company, LLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
William A. Reilly Laura M. Reilly 2237 Castleman Drive Nashville, TN 37215	Access National Mortgage 1800 Robert Fulton Drive Suite 350 Reston, VA 20191	131-01-0/N/009.00 CO

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Rochford Realty and Construction Company, Inc., a Tennessee corporation, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto William and Laura Reilly, husband and wife, hereinafter called **"GRANTEE,"** her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being part of Lot No. 54 on the Plan of B.M. Stammer Subdivision of record in Book 1424, page 23, Register's Office for Davidson County, Tennessee, and being more particularly described as Unit No. 2239A on Exhibit A to the Third Amendment to Declaration of Covenants, Conditions and Restrictions for Castleman Drive Townhomes, of record in Instrument No. 20111108-0087428, Register's Office for Davidson County, Tennessee, as amended in the Scrivener's Affidavit, of record in Instrument No.20120625-0055350, said Register's Office.
>
> Being same property conveyed from Castleman Drive Partners, a Tennessee general partnership, to Rochford Realty and Construction Company, Inc., a Tennessee corporation, dated June 21, 2012, of record as Instrument No. 20120625-0055646 said Register's Office.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

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, her successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her successors 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 on June 21, 2012.

Rochford Realty and Construction Company, Inc.

By: James G. Morrissey

Its: Vice President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said county and state, the within named, James G. Morrissey, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Vice President of Rochford Realty and Construction Company, Inc., the within named bargainor, and that he as such Vice President executed the foregoing instrument for the purposes therein contained, by signing for Rochford Realty and Construction Company, Inc. by himself as Vice President.

WITNESS MY HAND AND OFFICIAL SEAL, this the 21 day of June, 2012.

NOTARY PUBLIC

My Commission Expires: 1/6/15

JOHN COBB ROCHFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Certificate of Authenticity

I, John Cobb Rochford 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 a true and correct copy of the original document executed and authenticated according to law.

John Cobb Rochford
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Meghan G. Murphy a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/9/2014

MEGHAN G. MURPHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY