File Box 8

BILL GARRETT, Davidson County
Trans:T20120061162 DEEDWARR
Recvd: 08/16/12 10:25 2 pgs
Fees:13.00 Taxes:431.61
20120816-0073431

This instrument prepared by:
And return to

Fearnley & Califf, PLLC
25 Century Blvd, Suite 212
Nashville, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this10th day of August, 2012, by and between Antoinette Mayes and Wendi McConnell, party of the first part, and Jewuana Jobe, , party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

LAND IN DAVIDSON COUNTY,TENNESSEE,BEING UNIT NO.21 IN WOODLAND POINT, PHASE X, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME (BEING THE TOWNHOME AREA AT WOODLAND POINT), LOCATED ON BUCK RUN DRIVE AND/OR ANTLER RIDGE CIRCLE, NASHVILLE,DAVIDSON COUNTY,TENNESSEE, AND DESCRIBED IN A DECLARATION OF COVENANTS,CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD AS INSTRUMENT NO.20001011-010144, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE (THE "ORIGINAL DECLARATION"), AMENDED BY FIRST SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES OF RECORD AS INSTRUMENT NUMBER 20020725-0089575, SAID REGISTER'S OFFICE (THE "FIRST SUPPLEMENT"), FURTHER AMENDED BY SECOND SUPPLEMENTRY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES OF RECORD AS INSTRUMENT NO.20020904-0107261, SAID REGISTER'S OFFICE (THE "SECOND SUPPLEMENT", THE FIRST SUPPLEMENT,SECOND SUPPLEMENT AND THE ORIGINAL DECLARATION BEING COLLECTIVELY REFERRED TO AS THE "DECLARATION", TO WHICH REFRENCE IS HEREBY MADE. THE EASEMENTS, RESTRICTIVE COVENANTS, CO-OWNERS AND TENANTS OF WOODLAND POINT, PHASE X, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME, CONTAINED IN THE SAID DECLARATION, THE PLAN FILED AS EXHIBIT 'C' TO SAID SECOND SUPPLEMENT APPEARING AT PAGE 4 THEREOF, AND BYLAWS APPENDED THERETO AS EXHIBIT "B" APPEARING AT PAGE 32 OF THE ORIGINAL DECLARATION, SAID REGISTER'S OFFICE ARE INCORPORATED IN THIS DEED BY REFRENCES AND MADE A PART HEREOF THE SAME AS THOUGH COPIED HEREIN.

Being the same property conveyed to Antoinette Mayes, married by cash deed from Shawn Donovan, the Secretary of Housing and Urban Development of Washington D.C., dated November 14, 2011 and recorded November 15, 2011 of record in Doc No 20111115-0089145 Register's Office for Davidson County, Tennessee. By Quitclaim Deed dated Nov 12, 2011 and recorded Nov 15, 2011 of record in Doc No. 20111115-0089147 the said Antoinette Mayes, married conveyed all of her interest in subject property to Antoinette Mayes, married and Wendi McConnell, unmarried.

Sellers warrant that this property has been used for investment purposes only.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2012 Davidson County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

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 party of the first part the day and year first above written.

Antoinette Mayes
Antoinette Mayes

Wendi McConnell by Memorie White, Attorney in Fact
Wendi McConnell by Memorie White, Attorney In Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Antoinette Mayes, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 10th day of August, 2012.

Notary Public

PENNY ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: 3/28/15

State of Tennessee
County of Davidson

On this 10th day of August, 2012, before me personally appeared Memorie White, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument as Attorney-in-Fact in behalf of Wendi McConnell and acknowledged that she executed the same as the free act and deed of the said Wendi McConnell.

WITNESS my hand, at office, this 10th day of August, 2012.

My commission expires: 3/28/15

Notary Public

PENNY ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Property Owner & Address:	Jewuana Jobe 256 Buck Run Dr. Nashville, TN 37214
Tax Parcel No	122010A43200CO
Property Address:	256 Buck Run Drive Nashville, TN 37214

MAIL TAX
BILLS TO:
SWBC Mortgage Corp.
P.O. Box 202(6) (2026)
Flint, MI 48501-2026

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 of value of the property transferred, whichever is greater is $116,650.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Lorie McKinney
AFFIANT

SUBSCRIBED AND SWORN TO before me this 10th day of August, 2012.

Diane K. Mann
Notary Public

My Commission Expires:

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013