Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $145,500.00

Affiant

Subscribed and sworn to before me, this 24th day of September, 2012.

Notary Public
My commission expires: 8/16/14

JANE GRAZER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

02-1208-48051

Address of New Owner:	Send Tax Bills to:	Tax Information
Karen White 481 Huntington Ridge Dr. Nashville TN 37211	Same address as new owner	161-11-0-A-104.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Donald H. Perry and wife, Barbara A. Perry, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Karen White, an unmarried woman, hereinafter called the Grantees, their successors 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 Unit No. 104, on the Plan of Huntington Ridge Townhouses, as established by the Declaration of Covenants, Conditions, and Restrictions of record in Book 4729, Page 687, Book 4489, Page 905, Book 5394, Page 243, and Instrument No. 20110331-0024865, and as shown on the plan of record in Book 4675, Page 9, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Donald H. Perry and wife, Barbara A. Perry by deed from Scarlett Caldwell Miles and husband, Eric Miles, dated August 28, 2009, recorded August 31, 2009, of record in Instrument No. 20090831-0081549, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 481 Huntington Ridge Dr., Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

BILL GARRETT, Davidson County
Trans:T20120075064 DEEDWARR
Recvd: 10/03/12 13:58 2 pgs
Fees:13.00 Taxes:538.35
20121003-0090532

WITNESS my hand this 24th day of September, 2012.

Donald H. Perry

Barbara A. Perry by Donald H. Perry her attorney-in-Fact
Barbara A. Perry by Donald H. Perry,
Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donald H. Perry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 24th day of September, 2012.

Notary Public
State of Tennessee at Large

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires : 1/19/14

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Donald H. Perry, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Barbara A. Perry, and who acknowledged that he executed the same as the free act and deed of said Barbara A. Perry.

WITNESS my hand, at Brentwood, TN, this 24th day of September, 2012.

Notary Public
State of Tennessee at Large

My commission expires:

1/19/14

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON