WARRANTY DEED

SANDRA S. JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $328,190.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of April, 2013.

Notary Public

MY COMMISSION EXPIRES: 11-23-2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 390 Mallory Station Road, Suite 107, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James L. McMinn	James L. McMinn	p/o 18600003300
(NAME)	(NAME)	
225 Foxley Court	225 Foxley Court	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Nolensville, TN 37135	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 05/02/13 13:54 4 pgs
Fees:23.00 Taxes:1214.30
20130502-0044439

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Drees Premier Homes, Inc., an Ohio corporation**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto **James L. McMinn and wife, Jennifer G. Wimsatt**, hereinafter called the GRANTEE(S), their heirs and/or 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 all of Lot No. 434, on the plan of Burkitt Place, Phase 2D, Section 1, of record in Instrument 20111213009704S, said Register's Office, reference to which is hereby made for a more complete description.

Being the same property conveyed to Drees Premier Homes Inc., an Ohio Corporation by Deed from NW Burkitt LLC, a Delaware limited liability company, dated 07/10/2012 and filed for record on 07/17/2012 in Instrument 201207170062719, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) All matters as set forth per Instrument 200509200113225, Instrument 201112130097045, (2) Declaration of Covenants, Conditions, Restrictions and By-laws of record in Instrument 200603060025388, as amended of record in Instrument 200702020014304, as amended of record in Instrument 201201060001500, (3) Easement and Contribution Agreement of record in Instrument 200508160096915, (4) Agreement for Dedication of Easement for Sanitary Sewer And/or Storm Drainage, Water Mains, Pumps and Appurtenances of record in Instrument 200509080108101, (5) Easement Agreement of record in Instrument 200603170030915, and (6) Storm Water Detention Agreement of record in Instrument 200604270048083, said Register's Office.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations

unimproved ☐

This is improved ☑ property, known as 225 Foxley Court, Nolensville, TN 37135

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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), their heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and/or 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 my hand this 30th day of April, 2013.

Drees Premier Homes, Inc.

Patrik Achilles
Assistant Secretary

State of Tennessee
County of Williamson

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Patrik Achilles** of Drees Premier Homes, Inc., an Ohio corporation with whom I am personally acquainted and who upon his oath acknowledged himself to be the Assistant Secretary of Drees Premier Homes, Inc., an Ohio corporation the within named bargainer, a corporation, and that, Patrik Achilles as such Assistant Secretary, being authorized to do executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Assistant Secretary.

Witness my hand and Official seal this 30th day of April, 2013.

TERRY EVANS NOTARY PUBLIC TENNESSEE WILLIAMSON COUNTY

Notary Public
My Commission Expires: 3/3/14

RETURN TO:
Stewart Title Company Tennessee Division
390 Mallory Station Road, Suite 107
Franklin, TN 37067

CERTIFIED COPY OF RESOLUTION
of
DREES PREMIER HOMES, INC.

The undersigned, Dianne M. Walter, Corporate Secretary, hereby certifies that she is a duly elected, qualified and acting officer of Drees Premier Homes, Inc., an Ohio corporation; that she is duly authorized to make this certification; and that by valid action of the Board of Directors of said Corporation on September 1, 2006, the following resolution was adopted, pursuant to the authority duly conferred upon and exercised by them:

> RESOLVED, that any one (1) of the following persons are hereby authorized and empowered to execute, on behalf of the Corporation, any and all legal DOCUMENTS IN CONNECTION WITH THE FINAL CLOSING on the sale of completed homes in the Nashville, Tennessee market, including, but not limited to, HUD Settlement Statements, Original Contractor Affidavits, Vendor Affidavits, Owner Affidavits, Escrow Agreements, Tax Proration Agreements, HUD Settlement Statement Acknowledgment and Certification, and various FHA documents.

Terri Evans	Closing Coordinator
Ronald M. Schroeder	Asst. Secretary/Nashville
Michael D. Carey	Asst. Secretary/Nashville
Patrik Achilles	Asst. Secretary/Nashville
Daniel W. Jones	Vice President

The undersigned further certifies that the above proceedings were in compliance with the law and with the Articles of Incorporation and By-Laws of said Corporation, that said resolution has not since been revoked, modified or amended in any respect, and that it remains in full force and effect.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand on June 26, 2012.

DM Walter

Dianne M. Walter
Corporate Secretary

True Copy Certification

I, Sandra S. Jackson, 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.

Signature

State of TENNESSEE
County of RUTHERFORD

Personally appeared before me, Kathy Jones, a notary public for this county and state, Sandra S. Jackson 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: 12-22-13

KATHY JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY