Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $290,000.00

Angelea K Hoogerheide
Affiant

Subscribed and sworn to before me, this 31st day of May 2016.

Notary Public Sheri Engel
My commission expires: January 5, 2020

Davidson County DEEDWARR
Recvd: 06/02/16 11:20 3 pgs
Fees:18.00 Taxes:1073.00
20160602-0055580

SHERI ENGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Lisa Marie Woods	Same	171-03-03-165.00-CO
127 Carriage Court		
Brentwood TN 37027		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Richard T. Derry and Tonya M. Derry, Trustees of the Derry Revocable Living Trust, dated July 31, 2015 of the hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Lisa Marie Woods, unmarried hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 25, on the Plan of Carriage Homes of Fredricksburg Townhomes of Fredericksburg, Revision One, Phase Two, Section Five, of record in Book 9700, Page 578, revised in Instrument No. 20000804-0077800, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Richard T. Derry and wife, Tonya M. Derry by deed dated February 26, 2007 from Patricia Noelle Ross, unmarried of record in Instrument No. 20070320-0033992, Register's Office for Davidson County, Tennessee. Richard T. Derry, and wife, Tonya M. Derry further conveyed the property to Richard T. Derry and Tonya M. Derry, Trustees of the Derry Revocable Living Trust, dated July 31, 2015, as tenants by the entirety of record in Instrument No. 20150814-0081612, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2016 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of "Carriage Homes of

Fredricksburg" Townhomes of Fredricksburg, Revision One, Phase Two, Section Five, of record in Book 9700, Page 578, and revised in Instrument No. 20000804-0077800, Register's Office for Davidson County, Tennessee 3) Charter for Carriage Homes of Fredricksburg Homeowners Association of record in Book 10774 Page 938 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 10774, page 945 and in any allied instruments(s) referred to in said restrictions.

This property is improved property known as 127 Carriage Court, Brentwood, Tennessee 37027

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 assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are 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. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 my hand this 31st day of May, 2016.

The Derry Revocable Living Trust, dated July 31, 2015

BY: _____ _____

Richard T. Derry, Trustee Tonya M. Derry, Trustee

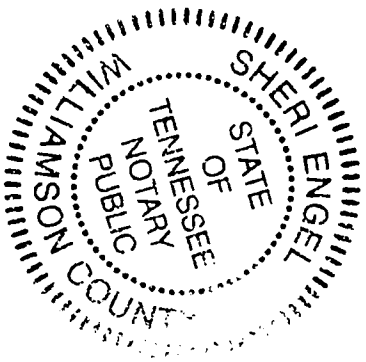
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Richard T. Terry and Tonya M. Derry, with whom I am personally acquainted, and who acknowledged themselves to be the trustees of The Derry Revocable Living Trust, dated July 31, 2015, and as such trustees being authorized so to do, executed this instrument for the purposes therein contained and on behalf of The Derry Revocable Living Trust, dated July 31, 2015

Witness my hand, at Brentwood, Tennessee, this 31st day of May, 2016.

_____
Notary Public

My Commission expires: January 5, 2020
FILE NO: 09494



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

Sheri Engel
Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/25/19

MARY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY