ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Gregory W. Bullington	Union Planters Mortgage Attn: Tax Dept 7130 Goodlett Farms Pkwy Cordova TN 38016	MAP and PARCEL 75-11 59
664 Mercer Drive Hermitage, TN 37076		

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004, Nashville, TN 37229 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Deborah Carr** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Gregory W. Bullington** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 403 on the Plan of Highlands of Tulip Grove, Section 3, as of record in Plat Book 4675, Page 140, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more detailed description of said lot.

Being the same property conveyed to Bobby W. Bullington and wife, Wanda Sue Bullington, by Warranty Deed dated May 15, 1984, from Richard J. Keller and wife, Elizabeth A. Keller, of record in Book 6293, Page 168, Register's Office for Davidson County, Tennessee. The said Bobby W. Bullington died on August 5, 1997, leaving Wanda Sue Bullington as the sole surviving tenant by the entirety. The said Wanda Sue Bullington died testate on December 21, 2002, and by virtue of her Last Will and Testament, Docket No. 03P565, Seventh Circuit Court of Davidson County, Tennessee, devised the subject property to Gregory Bullington and Deborah Carr.

This is property with a common address of 664 Mercer Drive, Hermitage, TN 37076.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: (1) Property taxes for the current year and all subsequent years, taxes for the current year being assumed by the Grantees; (2) The Plan of Record in Book 4675, Page 140, said Register's office and all matters therein; (3) Restrictive Covenants of record in Book 4849, Page 767; Book 5020, Page 58; Book 5028, Page 357; Book 5545, Page 321; and Book 6017, Page 179, said Register's office.

Grantors both warrant individually that they have never lived in the subject property as a married person.

Gregory Bullington is one and the same person as Gregory W. Bullington and Gregory Wayne Bullington.

Gregory Wayne Bullington, Executor, of the Estate of Wanda Sue Bullington, joins in this conveyance solely to warrant that there are no claims against or other matters affecting said estate that would interfere with the conveyance herein or otherwise cause a cloud on the title to the property herein conveyed.

#Tree Will Vol. No. 5170-1010474

Davidson County DEEDWARR
Recvd: 01/10/05 08:41 2 pgs
Fees:13.00 Taxes:65.60

20050110-0003188

[**STATE OF TENNESSEE**
[**COUNTY OF DAVIDSON**
[The actual consideration or value, whichever is greater for this
[transfer is $18,000.00
[
[Affiant
[Subscribed and sworn before me this 27th day of December, 2004.
[
[My Commission Expires: 1/28/2006 Notary Public

ANDREW P. CHARLTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 28, 2006

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **27th** day of **December, 2004.**

Deborah Carr

~~**Gregory Bullington**~~ INITIAL HERE

Estate of Wanda Sue Bullington

By: Gregory Wayne Bullington, Executor

STATE OF Florida
COUNTY OF Hillsborough

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Deborah Carr** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this **27th** day of **December, 2004.**

Notary Public
My Commission Expires:

Vickie S Grigsby
My Commission DD242092
Expires September 22, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and state, the within named **Gregory Bullington**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 27th day of December 2004.

INITIAL HERE

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a notary public in and for said county and state, personally appeared Gregory Wayne Bullington, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who upon oath acknowledged himself to be the Executor of the Estate of Wanda Sue Bullington, and that he as such Executor, executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate of Wanda Sue Bullington by himself as Executor.

Witness my hand and official seal at office, this 27th day of December 2004.

Notary Public
My Commission Expires: 1/28/2006

CINDY SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 28, 2006

File No. 0410B178.WD