WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/02/05 13:36 2 pgs
Fees:13.00 Taxes:514.30

20051102-0132569

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,000.00

Affiant

Subscribed and sworn to before me, this 24th day of October, 2005

Notary Public

MY COMMISSION EXPIRES: 7/18/09
(AFFIX SEAL)

TRACEY HERRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brett A. Hudson	Realty Mortgage Corporation	147-14
(NAME)	(NAME)	(MAP)
687 Brewer Drive	7000 Executive Center Dr., #200	140
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, Lynn Brothers Company, a partnership composed of John Stuart Lynn and Richard Bruce Lynn, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Brett A. Hudson and wife, Sarah L. Hudson, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Lot No. 428, on the Plan of Candlestick Farms, Section Four, of record in Plat Book 3600, page 71, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Lynn Brothers Company, a partnership composed of John Stuart Lynn and Richard Bruce Lynn, by deed from Richard B. Lynn and wife, Pamela Mitchell Lynn, dated October 18, 1982, of record in Book 6045, page 983, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 687 Brewer Drive, Nashville, Tennessee 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 and assigns forever; and we do covenant with the said GRANTEES 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 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.

Witness my/our hand(s) this 24th day of October, 2005.

Lynn Brothers Company, a partnership

John Stuart Lynn

Richard Bruce Lynn

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Richard Bruce Lynn, with whom I am personally acquainted and who upon his oath acknowledged himself to be a partner of Lynn Brothers Company, the within named bargainor, a partnership, and that he as such partner being authorized so to do, executed the foregoing instrument for the proposes therein contained by signing the name of the partnership by the said Richard Bruce Lynn as such partner.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 25th day of October, 2005.

Tracey Herron
Notary Public

My Commission Expires: 7/18/09

TRACEY HERRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF NORTH CAROLINA

COUNTY OF Mecklenburg

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John Stuart Lynn, with whom I am personally acquainted and who upon his oath acknowledged himself to be a partner of Lynn Brothers Company, the within named bargainor, a partnership, and that he as such partner being authorized so to do, executed the foregoing instrument for the proposes therein contained by signing the name of the partnership by the said John Stuart Lynn as such partner.

Witness my hand and official seal at office at Charlotte North Carolina, on this the 24th day of October, 2005

Notary Public

NOTARY PUBLIC

My Commission Expires: 29 October 2006