FOR RECORDING PURPOSES

File No. cr-1a0122 File Box

Davidson County DEEDWARR
Recvd: 02/16/06 12:04 3 pgs
Fees:18.00 Taxes:416.25
20060216-0018893

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANACTION IS $ 112,500.00

Carol Rewis
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE:
February 15, 2006

J Susan Duff
NOTARY PUBLIC

COMMISSION EXPIRES: 01-16-08

J. SUSAN DUFF NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:

NAME: Thomas P. Lievois, Esq.
7740 Foster Road
Clarkston, Michigan 48346

RETURN TO AFTER RECORDING:

ADDRESS NEW OWNERS(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Andrew F. Mason 8107 Shaddy Place Brentwood, TN 37027	Tennessee Bank + Trust ~~New Owner(s)~~ 330 Mayfield Dr., Ste C6 Franklin, TN 37067	161-11-0-C-005.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Terry K. Purnell, unmarried

HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, Andrew F. Mason and wife, Diane S. Mason

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 TO WIT:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO COVENANTS, CONDITIONS, EASEMENTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY OF RECORD, IF ANY.

THIS IS (✓)IMPROVED ( )UNIMPROVED PROPERTY KNOWN AS:

302 Yorkshire Circle, 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 GRANTEE(S), their heirs and 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 assigns, against the lawful claims of all persons whomsoever. Whenever 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, this date: 12/28/05

Terry K. Purnell

(Individual Notary Acknowledgement)

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Terry K. Purnell, unmarried

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, TN on this 28 day of Dec, 2005.

Notary Public

SEAL

MELISSA LEE BURNETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-26-08

EXHIBIT "A"

Being Lot No. A-105 on the Plan of Resubdivision of Lot 1 of Phase IV, Villages of Brentwood as shown on the plat of record in Plat Book 6900, Page 471, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Terry K. Purnell, unmarried by Warranty Deed from Fox Ridge Homes, Inc. dated August 31, 1989, of record in Book 7932, Page 518, Register's Office for Davidson County, Tennessee.

BEING the same premises which Fox Ridge Homes, Inc. by
Deed dated 8/31/1989 and recorded 9/6/1989 in Davidson County, Tennessee in Deed
Book Volume 7932 , Page 518 or Instrument No.