Davidson County DEEDWARR
Recvd: 03/06/06 13:30 2 pg:
Fees:13.00 Taxes:433.00

20060306-0025678

WARRANTY DEED

P-ERA-06-4425

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,026.00

Affiant

Subscribed and sworn to before me, this 2nd DAY OF March, 2006.

Notary Public

MY COMMISSION EXPIRES: 12/09/07
(AFFIX SEAL)

LAURA PERRY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, Inc.
1896 General George Patton Dr., Ste. 200
FRANKLIN, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Powell Floyd Properties, LLC	Wilson Bank & Trust	
2106 CRESTMOOR ROAD ~~4425 Westlawn~~	(NAME) P.O. Box 768	103-8-A-53
(ADDRESS) Nashville, Tennessee ~~37209~~ 37215	(ADDRESS) Lebanon, TN 37088	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CARL E. TEAL AND WIFE, LENA E. TEAL, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto POWELL FLOYD PROPERTIES, LLC, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. C-207 on the Plan of West Lawn Green, of record in Book 5200, pages 20-24, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Carl E. Teal and wife Eileen Teal by deed from Horace Sullivan and wife Mildred B. Sullivan of record in Book 7024, page 958, said Register's Office. The said Eileen Teal having since died.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Lena E. Teal, wife of Carl E. Teal, joins in this conveyance for the expressed purpose of conveying any marital interest which she may have in said property.

unimproved ( )
This is improved (X) property, known as 4425 Westlawn, Nashville, Tennessee 37209
(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 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. 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 2nd day of March, 2006.

Carl E. Teal
Carl E. Teal

Lena E. Teal
Lena E. Teal

STATE OF Tennessee
COUNTY OF Davidson

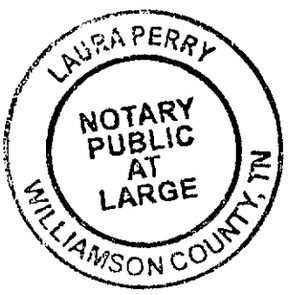
On this the 2nd day of March, 2006, before me personally appeared Carl E. Teal and wife, Lena E. Teal to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 2nd day of March, 2006.

Notary Public

My Commission Expires: 12/09/07

(SEAL)



RETURN TO:

1896 General George Patton Drive
Franklin, TN 37067

615-599-9959