This document prepared by:	
Name:	
Firm/Company	**Consumer Trust Title & Escrow, LLC**
Address:	**219 Ward Cr.**
Address 2:	**Ste. 5**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**615-369-0039**

Davidson County DEEDWARR
Recvd: 06/26/06 15:10 3 pgs
Fees:18.00 Taxes:2997.00

20060626-0076194

--------Above This Line Reserved For Official Use Only----------

---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **CHARLES R. PRUETT AND WIFE, MARCIA L. PRUETT**, hereinafter referred to as "Collectively Grantor", have this day bargained and sold, and by these presents do hereby transfer and convey unto **WILLIAM THOMAS KING, JR. AND WIFE, JACQUELINE M. KING** hereinafter "Collectively Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 11 OF DUNHAM SPRINGS RESIDENTIAL PUD, AS SHOWN ON THE PLAT THEREOF RECORDED IN BOOK 6250, PAGE 936, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED TO CHARLES R. PRUETT AND WIFE, MARCIA L. PRUETT BY WARRANTY DEED OF ROBERT M. WHEATLEY AND WIFE, SUE J. LEE DATED MAY 25, 2001 AND RECORDED JUNE 1, 2001 IN INSTRUMENT NO. 20010601-0056847, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Map Parcel Number: 116-1-A-11CO

This property is known as: 121 Dunham Springs Lane, Nashville, TN 37205

Subject to Restrictions of record in Book 6875, Page 530; CHARTER OF HOA OF RECORD in Book 6943, Page 559, Book 8433, Page 976; All matters shown on the Plat of record in Book 6250, Page 936, Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 21st day of June, 2006.

Grantor
Charles R. Pruett

Grantor
Marcia L. Pruett

STATE OF Tennessee

COUNTY OF Davidson

On this 21st day of June 2006 before me personally appeared Charles R. Pruett and Marcia L. Pruett to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or persons) free act and deed.

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Notary Public

Printed Name: W. Davis

Commission Expires:
My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
Charles R. Pruett and Marcia L. Pruett

Grantee(s) Name, Address, phone:
William Thomas King, Jr.
Jacqueline M. King
121 Dunham Springs Lane
Nashville, TN 37205

SEND TAX STATEMENTS TO :
Countrywide Home Loans, Inc.
2375 N. Glenville Dr. Bldg. B
Richardson, TX 75082

State of TENNESSEE
County of DAVIDSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$810,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me, this 21 day of June 2006.

X _____
Affiant

Charles R. Pruett
Type or Print Name

(Seal)

_____
Notary Public

My commission expires:

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 20, 2009

W. Davis
Type or Print Name