THIS INSTRUMENT PREPARED BY:
**Horizon Land Title, Inc.**
3125 North Mt. Juliet Road
Mt. Juliet, TN 37122

Davidson County DEEDWARR
Recvd: 08/01/06 08:57 2 pgs
Fees:13.00 Taxes:976.80
20060801-0092991

**ADDRESS NEW OWNER**
Baird R. Faulkner, et ux
168 Stoners Glen Drive
Hermitage, TN 37076

**MORTGAGEE**

**SEND TAX BILLS**
New Owner

**MAP-PARCEL:**
075-15-0-A-168.00 CO

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Robin Hall, Jr. and wife, Shirley Moore Hall,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Baird R. Faulkner and wife, Janie J. Faulkner,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

**Being Unit No. 168 on the Plan of First Revision, Phase Two, Stoner's Glen of record in Plat Reference 20001208-0121075 and corrected in Instrument Number 20010117-0005055, and Instrument Number 20010109-0002802, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.**

**Being the same property conveyed to Robin Hall, Jr. and wife, Shirley Moore Hall by deed from Corporation Relocation Services, Inc. of record in Instrument Number 20050218-[illegible]0018664, Register's Office for Davidson County, Tennessee.**

This is the same description as in the previous deed.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants and by-laws of record in Instrument Number 200005260052723; Instrument Number 200012150123565; Instrument Number 200201150006136; easements, covenants and conditions as shown on the plan of record in Instrument Number 200012080121075 as corrected in Book 200101170005055, all of record in the Register's Office for Davidson County, Tennessee.

Property Taxes for the current year have been agreed to by the parties and will be paid for by the Grantee.

This is improved property known as **168 Stoners Glen Drive Hermitage, TN 37076.**

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 our hands this 14th day of July, 2006.

Robin Hall, Jr.

Shirley Moore Hall

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robin Hall, Jr. and wife, Shirley Moore Hall, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of July, 2006.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 12-15-07

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is **$264,000.00.**

AFFIANT

Subscribed and sworn to before me this 14th day of July, 2006.

NOTARY PUBLIC

DEAN ROBINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

My Commission Expires: 12-15-07