THIS INSTRUMENT PREPARED BY:
Forsythe Title and Escrow Services
103 Continental Place Ste 305
Brentwood, TN 37027

Our File Number: 24971S

Davidson County DEEDWARR
Recvd: 08/22/06 10:56 2 pgs
Fees:13.00 Taxes:1387.50
20060822-0103321

MAP/GROUP/PARCEL: 129-06-0-004.00

NEW OWNER'S NAME AND ADDRESS:
KRISTEN HALL
6543 ROLLING FORK
Nashville, TN 37205

BOX 10-A

SEND TAX BILLS TO:
SunTrust Mortgage Inc.
901 Semmes Avenue
Richmond, VA 23224

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, BRUCE D. LYON and KRISTIN LYON, HUSBAND AND WIFE, hereinafter called Grantors, does hereby transfer and convey unto, KRISTEN A. HALL, AN UNMARRIED WOMAN, their heirs and assigns, hereinafter called Grantee, property described as follows:

LAND in Davidson County, Tennessee, being Lot No. 919, on the Plan of West Meade Farms, Inc., Section XI, as shown on plat of record in Plat Book 2331, page 103, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Bruce D. Lyon and Kristin Duncan, husband and wife in Instrument No. 20040518-0057889, recorded 5/18/2004, Register's Office for Davidson County, Tennessee.

The subject property is improved property known as 6543 Rolling Fork , Nashville, TN 37205.

Kristin Lyon and Kristin Duncan are one and the same person.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenants with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, her heirs, successors,

and assigns against the lawful claims of all persons whatsoever.

BRUCE LYON

KRISTIN LYON

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, BRUCE LYON and KRISTIN LYON, HUSBAND AND WIFE, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee on this the 21st day of August, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

KATE ROSENTHAL NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE MY COMMISSION EXPIRES NOV. 14, 2006

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $375,000.00.

AFFIANT

Sworn to and subscribed before me, this the 21st day of August, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

KATHY SNIDER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 22, 2010