Davidson County DEEDWARR
Recvd: 09/01/06 15:28 2 pgs
Fees:13.00 Taxes:921.30

20060901-0108633

This Instrument Prepared by:
Title Corporation of America
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0608094
After Recording please return to:
Bankers Title
3310 West End Avenue, Suite 410, Nashville, TN 37203
File No. _____

STATE OF Tennessee
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is **$249,000.00**

Nancy Enoch
Affiant

Subscribed and sworn to before me, this
25 day of August 2006

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

PRISCILLA C. URBANEK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public
My commission expires: May 24, 2008

Name and Address of New Owner:	Send Tax Bills To:	Tax Information:
Susan A. Norton 802 Barrington Place Dr. Brentwood, TN 37027-4390 Davidson County	Countrywide Home Loans 4500 Park Granada MSN # SVB-314 Calabasas, CA. 91302-1613	171040CO0200CO

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 consideration, the receipt of which is hereby acknowledged, I, **Marla Richardson, a married woman**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Susan A. Norton, an unmarried woman** hereinafter called the Grantees, their heirs, successors and assigns, a certain tract or parcel of land in **Davidson County, Tennessee,** described as follows; to-wit:

LAND in Davidson County, Tennessee,

BEING Lot No. 2 as set forth in the Master Deed and Bylaws for Barrington Place a Horizontal Property Regime with Private Elements, of record in Instrument 20050914-00110701 and corrected in Instrument 20051025-0128696, P.U.D. Boundary Survey of record in Instrument 20050404-0036360, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property. Said Plan prepared by Anderson, Delk, Epps, & Associates, Inc., R.L.S. No. 1660, 618 Grassmere Park Dr., Suite 4, Nashville, Tennessee 37211.

BEING the same property conveyed to Marla Richardson by warranty deed from Newmark Homes, LP, of record on March 1st, 2006 in Instrument No. 20060301-0023462, Register's Office for Davidson County, Tennessee.

BEING part of the same property previously conveyed to Newmark Homes, LP, by warranty deed from Mayfair Development Group, of record on October 27th, 2005 in Instrument No. 20051027-0129928, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2006 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as
802 Barrington Place Drive, Brentwood, TN 37027-4390 DAVIDSON County

Init _____ Init _____

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

The undersigned Hunter M. Richardson spouse of Marla M. Richardson joins in the execution of this instrument for the purpose of conveying to the Grantees all of his right, title, claim and interest in and to the above described property, including but not limited to his homestead, dower, and any and all other marital rights.

In witness, whereof, We Marla Richardson and Hunter M. Richardson, sign this Warranty Deed on this the 25 day of August, 2006.

Marla Richardson (aka Marla M. Richardson)

Hunter M. Richardson

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Marla Richardson** and **Hunter M. Richardson,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal this the 25th day of August 2006.

TAMILYN DERRYBERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tamilyn Derryberry
Notary Public

My Commission Expires:
May 25, 2010