Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

RETURN TO:
Buyers Title & Escrow
5210 Maryland Way, St 210
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $91,000.00

Affiant

Subscribed and sworn to before me, this 30th day of August, 2006.

Notary Public
My commission expires: 08/03/09

MARIE WASSON
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

15-0608-150820

Address of New Owner:	Send Tax Bills to:	Tax Information
Kathrin A. Hast 102 Berkley Drive Madison, TN 37115	NEW OWNER	051-12-0-035.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Walter H. Carter, Trustee* with full power to sell, transfer, convey, or otherwise encumber without the joinder of any beneficiary, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Kathrin A. Hast and husband, Donald J. Hast, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 40, on the Plan of Section One, Morningside Heights, of record in Book 1130, Page 76, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Walter H. Carter, Trustee with full power to sell, transfer, convey, or otherwise encumber without the joinder of any beneficiary by deed from Robert L. Kaatrude, dated 4-25-97, recorded 4-28-97, of record in Book 10431, Page 552, Register's Office for Davidson County, Tennessee.

*Walter H. Carter is Trustee of the Carter Trust dated March 1, 1997 (name of trust omitted from prior deed).

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 102 Berkley Drive, Madison, TN 37115

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 09/05/06 14:24 2 pgs
Fees:13.00 Taxes:336.70
20060905-0109402

WITNESS my hand this 30th day of August, 2006.

Walter H. Carter, Trustee

Walter H. Carter, individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Walter H. Carter, Trustee of The Carter Trust u/a dated March 1, 1997, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Hermitage, TN, this 30th day of August, 2006.

JENIFER L. WISE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Jenifer L. Wise
State of Tennessee at Large

My Commission expires 5/3/2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Walter H. Carter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand in Hermitage, TN, this 30th day of August, 2006.

JENIFER L. WISE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Jenifer L. Wise
State of Tennessee at Large

My Commission expires
5/3/2010