FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 153,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd day of September, 2006

Notary Public:

MY COMMISSION EXPIRES: 1/24/09
(AFFIX SEAL)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 09/25/06 11:14 2 pgs
Fees:13.00 Taxes:567.58
20060925-0118375

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Judy G. Berryhill	New Owner	Map 064
1748 Stone Hollow Ct.		Group 16-0-D
Hermitage, TN 37076		Parcel 041.00-CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

William L. Breyfogle and Jean E. Breyfogle, Trustees of the William L. Breyfogle and Jean E. Breyfogle Joint Revocable Living Trust Agreement dated June 29, 1994

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Judy G. Berryhill
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 Lot No. 232, on the Plan of Section One, Truxton Park, of record in Instrument 20001026-0106272, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William L. Breyfogle and Jean E. Breyfogle, Trustees of The William L. Breyfogle and Jean E. Breyfogle Joint Revocable Living Trust Agreement dated June 29, 1994, by Quitclaim Deed from William L. Breyfogle and wife, Jean E. Breyfogle, of record in Instrument 20060613-0070255, said Register's Office. See also deed of record in Instrument 20040628-0076597, said Register's Office.

This conveyance is subject to Restrictions and By-Laws of record in Instrument 20001011-0100896; Instrument 20001030-0107559; Instrument 20010522-0052910; Instrument 20020123-0009419; Instrument 20020506-0055597; Instrument 20020718-0086907; Instrument 20001101-0108604, said Register's Office.

This conveyance is made subject to: (1) 2006 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Instrument 20001026-0106272, said Register's Office; (3) Storm Water Detention Agreement of record in Instrument 20020524-0063322, said Register's Office; (4) Sanitary Sewer Easement of record in Instrument 20001208-0121300, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1748 Stone Hollow Ct., 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 my hand this 22nd day of September, 2006.

The William L. Breyfogle and Jean E.
Breyfogle Joint Revocable Living Trust
Agreement dated June 29, 1994

By: _____
William L. Breyfogle, Trustee

By: _____
Jean E. Breyfogle, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Breyfogle and Jean E. Breyfogle, Trustees of The William L. Breyfogle and Jean E. Breyfogle Joint Revocable Living Trust Agreement dated June 29, 1994, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they are Trustee of The William L. Breyfogle and Jean E. Breyfogle Joint Revocable Living Trust Agreement dated June 29, 1994, and as such Trustees, are authorized to execute this instrument on behalf of the Trust.

Witness my hand, at office, this 22nd day of September, 2006.

My Commission Expires: 1/26/08

_____
Notary Public

ANITA LESTER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.