This document prepared by (and after recording return to):	
Name:	**Consumer Trust Title & Escrow, LLC**
Firm/Company:	
Address:	**219 Ward Circle**
Address 2:	**Suite 5**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**(615) 369-0039**

Davidson County DEEDWARR
Recvd: 09/26/06 14:32 3 pgs
Fees:18.00 Taxes:832.50

20060926-0119144

--------Above This Line Reserved For Official Use Only---------

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **KRISTEN BARNSBY (F/K/A KRISTEN MOORE) ****, hereinafter referred to as "Grantor", have this day bargained and sold, and by these presents do hereby transfer and convey unto **MARY L. GRAHAM, UNMARRIED** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson County, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSE, BEING UNIT 71 ON THE PLAN OF THE TERRACES AT BRENTWOOD CHASE OF RECORD IN INSTRUMENT NO. 200011030109137, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED TO KIMBERLY L. GARNER, A SINGLE PERSON BY WARRANTY DEED RECORDED MAY 18, 2001 IN INSTRUMENT NO.20010518-0051512, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS BEING THE SAME PROPERTY CONVEYED TO KRISTEN MOORE, A SINGLE PERSON BY WARRANTY DEED OF KIMBERLY L GARNER, A SINGLE PERSON DATED NOVEMBER 18, 2004 AND RECORDED DECEMBER 7, 2004 IN INSTRUMENT NO.20041207-0145692, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Map Parcel Number: 160-16-C-71CO

This property is known as: **421 OLD TOWNE DRIVE, BRENTWOOD, TN 37027**

Subject to Restrictive Covenants contained in the instruments of record in INST. NO. 200012140123057, INST. NO. 20010119-0005975, INST. NO. 20010328-0029845, INST. NO. 20041206-0144631, BY-LAWS OF RECORD IN BOOK INST. NO. 200012140123058; CHARTER OF HOA OF RECORD IN INST NO. 20001214-0123056 AND all matters shown on the Plan of record in INST. NO. 200011030109137, Davison County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 22nd day of September 2006.

Kristen Barnsby (F/K/A Kristen Moore)

Scott Barnsby

SCOTT BARNSBY, HUSBAND OF KRISTEN BARNSBY JOINS HEREIN FOR THE PURPOSE OF CONVEYING ANY RIGHT TITLE OR INTEREST HE MAY HAVE IN THE HEREIN DESCRIBED PROPERTY BY VIRTUE OF HIS MARRIAGE TO KRISTEN BARNSBY.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kristen Barnsby and Scott Barnsby with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 22nd day of September, 2006.

NOTARY PUBLIC

WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires:

My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
KRISTEN BARNSBY

Grantee(s) Name, Address, phone:
MARY L. GRAHAM
421 OLD TOWNE DRIVE
BRENTWOOD, TN 37027

SEND TAX STATEMENTS TO:

GRANTEE

State of TENNESSEE
County of Williamson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$225,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 22nd day of September, 2006.

Affiant

K Scott Barnsby
Type or Print Name

(Seal)

Notary Public

My commission expires:

W. Davis
Type or Print Name

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 20, 2009