Davidson County DEEDWARR
Recvd: 10/06/06 08:44 2 pgs
Fees:13.00 Taxes:203.50

20061006-0124226

Prepared by:
Realty Title & Escrow Company, Inc.
913 Conference Drive, Suite 101
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $55,000.00

Affiant

Subscribed and sworn to before me, this 29th day of September, 2006.

Notary Public
My commission expires: July 19, 2008

PLEASE RECORD AND RETURN TO:
REALTY TITLE & ESCROW CO., INC.
913 CONFERENCE DRIVE, SUITE 101
GOODLETTSVILLE, TENNESSEE 37072

KELLY ANN CALLAGHAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires June 19, 2008

08-0609-90932

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Richardson Investments, LLC of Nashville 6373 Old Hickory Blvd. Whites Creek TN 37189	SAME	038-00-0-109.00

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, Wanda June Loftin, an unmarried woman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Richardson Investments, LLC of Nashville, 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 the 14th Civil District of Davidson County, Tennessee, described as follows:

Beginning at an iron pipe in the right-of-way of Old Hickory Boulevard, referenced by the southwest corner of the J.L. Perry residence, bearing of which is north 18 ½ degrees west; running with the south right-of-way line north 34 ½ degrees east 149 feet, north 44 degrees east 187 feet, north 54 degrees east 151 feet, north 60 degrees east 102 feet, and north 66 degrees east 97 feet to a point in the center of Stenburg Road; thence south 48 ½ degrees east one hundred feet to a point in the center of Stenburg Road; thence south 16 degrees west 724 feet to a point in the center of a branch which is about fifty feet below the fork of two branches; thence turning up the hill north 50 degrees west 510 feet to the point of beginning, according to a survey made by C.J. Carney, April 15th, 1953.

Being the same property conveyed to Wanda June Loftin by deed from Grady Proctor, dated 2-7-91, recorded 2-15-91, of record in Book 8293, Page 298, Register's Office for Davidson County, Tennessee.

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 6064 Old Hickory Blvd., Whites Creek, TN 37189

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.

WITNESS my hand this 29th day of September, 2006.

Wanda June Loftin

Wanda June Loftin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand in Goodlettsville, TN, this 29th day of September, 2006.

Kelly Ann Callaghan

State of Tennessee at Large

My Commission expires: July 19, 2008

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Comm. Expires
July 19, 2008