RECORD AND RETURN TO:
Bosch Title, LLC
1800 Galleria Blvd.
Suite 1390
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 11/03/06 11:17 2 pgs
Fees:13.00 Taxes:548.71
20061103-0136858

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,300.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF OCTOBER, 2006.

NOTARY PUBLIC

My commission expires: 7/24/10

CHRIS GRAZER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010

THIS INSTRUMENT PREPARED BY:
Bosch Title, LLC, 1800 Galleria Blvd., Suite #1390, Franklin, Tennessee 37067

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRANDON G. HARTWELL 3922 Creekside Drive Nashville, Tennessee 37211	Same as new owner	MAP 148-10 PARCEL 51.00

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FORTY EIGHT THOUSAND THREE HUNDRED AND NO/100 ($148,300.00) DOLLARS, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **KENTON BOYD DRAUGHON and wife, JOY DRAUGHON,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **BRANDON G. HARTWELL, a single person,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 171 on the Plan of Locustwood Subdivison, Section V, as of record in Book 2663, page 43, Register's Office for said County, to which plan refrence is hereby made for a more complete legal description.

Being the same property conveyed to Kenton Boyd Draughon by Warranty Deed from Mark A. Worrell and Kristi L. Worrell, husband and wife, of record in Book 10112, page 507, Register's Office for Davidson County, Tennessee. Reference also Deed to Create Tenancy by the Entirety from Kenton Boyd Draughon to Kenton Boyd Draughon and wife, Joy Draughon, of record in Instrument No. 20020815-0099006, said Register's Office.

This conveyance is made subject to all matters as shown on subdivision plat of record in Book 2663, page 43; to any and all restrictive covenants of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is improved property known as 3922 Creekside Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2006 property taxes, which taxes are being prorated between the parties and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this the 20th day of October, 2006.

KENTON BOYD DRAUGHON

JOY DRAUGHON

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, a Notary Public, Kenton Boyd Draughon and wife, Joy Draughon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 20th day of October, 2006.

Chris G
Notary Public

My commission expires: 7/24/10

CHRIS GRAZER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24 2010