THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

TIFFANY N. KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
MY COMM. EXP.
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 390,700.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF November, 2006.

Notary Public

MY COMMISSION EXPIRES: 6-24-09

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Carl	Sun Trust Mortgage, Inc.	MAP 182-00-0
5868 Cane Ridge Road	901 Semmes Avenue	PARCEL 028
Antioch, TN 37013	Richmond, VA 23224	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Stephen G. Samples and wife, Joyce Samples**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **William Carl and wife, Christine Carl**

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:

Land in Davidson County, Tennessee, described as follows: To wit:

A tract of land in the 5th District of Davidson County, Tennessee, described according to a survey made by Robert E. Frances, Surveyor, dated June 25, 1980, revised September 29, 1982, as Tract 6 and further described as follows:

Beginning at a point in the easterly margin of Cain Ridge Road said point being south 16 degrees 21' East 88.2 feet of the southwest corner of the property conveyed to Joe Certo and wife, of record in Book 5957, page 484, Registers office for Davidson County, Tennessee this being the true point of beginning; thence leaving the easterly margin of Cain Ridge Road South 82 degrees 17' 30" East 1253.5 feet to a point; thence North 7 degrees 11' 46" East 463.79 feet to a point; thence South 72 degrees 41' 30" East 623.8 feet to a point; thence South 6 degrees 43' West 192.4 feet to a point; thence South 10 degrees 12' West 319.14 feet to a point' thence North 72 dgreees 41' 30" West 607.67 feet to a point; thence North 82 degrees 17' 30" West 1231.42 feet to a point in the easterly margin of Cain Ridge Road; thence with the easterly margin of Cain Ridge Road North 16 degrees 37' West 54.65 feet to the beginning.

Being the same property conveyed to Stephen G. Samples and wife Joyce Samples by warranty deed from Charles T. Helton and wife Debra M. Helton as of record in Book 9491, page 138, Registers office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED

(X) IMPROVED property known as **5868 Cane Ridge Road, Antioch, TN 37013.**

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 hand( ) this the 17th day of November, 2006.

Stephen G. Samples

Joyce Samples

Davidson County DEEDWARR
Recvd: 12/04/06 12:01 2 pgs
Fees:13.00 Taxes:1445.59

20061204-0149136

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 **Stephen G. Samples** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 17th day of November, 2006.

My Commission expires May 24, 2008

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 **Joyce Samples** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 17th day of November, 2006.

My Commission expires May 24 2008

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.