[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Amy H. & Michael E. Bunton	New Owner	Map/Parcel 10212009600
804 Summerly Drive		
Nashville, TN 37201		06-12-12848 26b

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **William Todd Porter, Jr., a single person,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Amy H. Bunton and husband, Michael E. Bunton,** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 257 on the plan of Horton Heights, Section "E", as of record in Book 2133, page 84, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Said Lot No. 257, fronts 120.0 feet on the easterly side of Summerly Drive, and extends back between lines 565 feet on the southerly side and 537 feet on the northerly side, to a dead line in the rear, on which it measures 123.4 feet.

Being the same property conveyed to William Todd Porter, Jr., by Warranty Deed from Edward Joseph Morgan and Howard D. Derrick, Jr., individually and d/b/a The Joe Morgan Company of record in Book 4364, page 577, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. All matters as shown on Plan of record in Plat Book 2133, page 84, said Register's Office.

This is improved property commonly known as 804 Summerly Drive, Nashville, TN

Davidson County DEEDWARR
Recvd: 01/16/07 14:06 2 pgs
Fees:13.00 Taxes:1017.50
20070116-0006259

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $275,000.00.

Affiant

Subscribed and sworn to before me
this 12th day of January, 2007

My Commission Expires: 03/21/2009

Notary Public

Fran Y. Oroson
State of Tennessee Notary Public
Davidson County

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 12th day of January, 2007.

William Todd Porter, Jr.

State of Tennessee
County of Davidson

Personally appeared before me, a Notary Public for the State of Tennessee and County aforesaid, **William Todd Porter, Jr.**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the within named bargainor, and executed the foregoing Instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of January, 2007.

Notary Public

MY COMMISSION EXPIRES:
September 19, 2009

My commission expires: _____

ROBERT JOHN NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY