WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,900.00

Affiant

Subscribed and sworn to before me, this 8th DAY OF February, 2007.

Notary Public

MY COMMISSION EXPIRES: 3-8-10

(AFFIX SEAL)

B-RA-07-2901

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Andrew Liebler	Byron Bank	
306 Meadowglade Lane	(NAME) 2445 84th Street	64-16D-207.00 CO
(ADDRESS) Franklin, TN 37064	(ADDRESS) Byron Center, MI 49315	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we TIMOTHY C. FUSCO AND WIFE, SARAH K. FUSCO, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto PAUL ANDREW LIEBLER, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 140, SECTION FOUR, TRUXTON PARK, as shown on plat of record in Instrument No. 20020528-0064435, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Timothy C. Fusco and wife, Sarah K. Fusco by Warranty Deed from David Huffaker and wife, Jennifer Huffaker, recorded on the 15th day of November, 2005 in Instrument No. 20051115-0138135, re-recorded at Instrument No. 20060224-0021464, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record, including listed in Instrument No. 20020528-0064435; Instrument Nos. 20001030-0107559 and 20001011-0100896 supplemented at Instrument Nos. 20010522-0052910, 20020123-0009419 and 20020506-0055597 re-recorded at Instrument No. 20020718-0086907; Instrument No. 20001101-0108604; Instrument No. 20002202-0207603; Instrument No. 20050311-0027269; Book 4910, Page 838, Book 5699, Page 537 and Book 10447, Page 645 and Instrument Nos. 20000824-0083612 and 20001208-0121300, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 2901 Summer Hollow Court, Hermitage, Tennessee 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 8th day of February, 2007.

Timothy C. Fusco

Sarah K. Fusco

Davidson County DEEDWARR
Recvd: 02/13/07 12:16 2 pgs
Fees:13.00 Taxes:613.83

20070213-0018323

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Timothy C. Fusco and Sarah K. Fusco, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 8th day of February, 2007.

Notary Public

My Commission Expires: 3-8-10

(SEAL)

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires MAR. 8, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903