Davidson County DEEDWARR
Recvd: 04/05/07 13:44 1 pgs
Fees:13.00 Taxes:871.35

20070405-0041070

WARRANTY DEED

LAMAR-H07089

STATE OF Tennessee
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,500.00 .

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 29th DAY OF March, 2007.

(Affix Seal) Notary Public

My Commission Expires: Commission Expires: 09/08/07

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
PROPERTY TITLE & ESCROW, INC.
113 Hazel Path, Suite 1
Hendersonville, TN 37075 (615-264-8727)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Burney Joseph Lamar	Prime Trust Bank	146-12-149
419 Barrywood Drive	PO Box 210618	
Nashville, TN 37211	Nashville, TN 37221	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, DARRYL J. FULTON AND WIFE, BRANDE L. FULTON, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto BURNEY JOSEPH LAMAR, married, 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 No. 334 on the Map of Crieve Hall Estates, Section V, of record in Book 2133, page 91, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Darryl J. Fulton and wife, Brande L. Fulton by Deed from John Y. O'Flaherty and wife, Stacie E. O'Flaherty of record on August 6, 2004 in Instrument No. 20040806-0094678, said Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property known as 419 Barrywood Drive, Nashville, Tennessee 37211 .

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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, 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 29th day of March, 2007 :

Darryl J. Fulton

Brande L. Fulton

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, Houston Ruby, a Notary Public in and for said County and State, the within named DARRYL J. FULTON AND WIFE, BRANDE L. FULTON, the bargainor(s), 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 official seal at Williamson County, Tennessee, this 29th day of March, 2007.

Notary Public

My Commission Expires: 10/06/09

HOUSTON RUDY NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

SUMNER COUNTY TENN. RHONDA M. SCHNEIDER NOTARY PUBLIC AT LARGE