Prepared By & Return To:
Infinity Title, LLC
402 BNA Drive, Suite 401
Nashville, TN 37217
07-0831

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 176,800.00

Jammy Duncan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE

Notary Public

Commission Expiration: 6/9/07

Davidson County DEEDWARR
Recvd: 04/17/07 13:21 2 pg
Fees:13.00 Taxes:654.16
20070417-0045823

MANDY ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

ADDRESS OF NEW OWNER:
John R. Fullerton II
Patricia Fullerton
1157 Jackson View Road
Hermitage, TN 37076

SEND TAX BILLS TO:
John R. Fullerton II
Patricia Fullerton
1157 Jackson View Road
Hermitage, TN 37076

MAP-PARCEL:
086070A01200CO

WARRANTY DEED

FOR AND IN 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,

Ricky Eugene Etheridge, unmarried

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

John R. Fullerton II and wife, Patricia ~~Fullerton~~ D. Fullerton

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, being Lot No. 12 on the Plan of Bret Ridge, as of record in Book 6900, page 121, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Ricky Eugene Etheridge on 02/23/2005, by deed from Pamela Gay Etheridge-Traughber, filed for record on 06/22/2005, in Instrument Number 20050622-0071795, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the source of title shown above.

This is improved property known as: **1157 Jackson View Road Hermitage, TN 37076**

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.

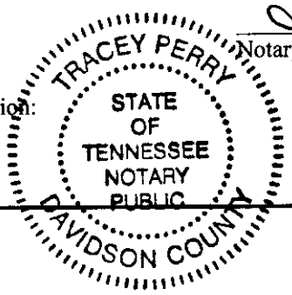
Witness my hand and official seal at office this 3RD day of April, 2007.

Ricky Eugene Etheridge by Barry J. Smith Attorney in Fact
Ricky Eugene Etheridge

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 3rd day of April, 2007, before me personally appeared Barry P. Smith, to me known to be the person who executed the foregoing instrument in behalf of Ricky Eugene Etheridge as Attorney in Fact, and who acknowledged that he executed the same as the free act and deed of said Ricky Eugene Etheridge. Witness my hand and official seal.

Tracey Perry
Notary Public



Commission Expiration:

7/21/2007