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Resetty 7.th
Box 48A

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP45433

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/05/07 08:33 2 pgs
Fees:13.00 Taxes:740.00

20070905-0106291

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00. Pamela Hencheus
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of August, 2007. Karen Calbert
Notary Public
MY COMMISSION EXPIRES: 7/24/2010

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Talton Pettigrew	FRANKLIN AMERICAN MORTGAGE	156-2-78
734 Goodpasture Terrace	501 CORPORATE CENTRE DRIVE	9D 61016
Nashville, TN, 37221	SUITE 400	
	FRANKLIN, TN 37067	

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, I/WE,

Laura Ashley McNeil Bishop and husband, George Ellison Bishop, II

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Talton Pettigrew and wife, Sarah B. Pettigrew

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. 316 on the Plan of Harpeth Valley Park, Section 3, of record in Plat Book 4175, page 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Laura Ashley McNeil, (Laura Ashley McNeil and Laura A. McNeil* are one and the same person, by deed from David W. Morse and wife, Lee ann Ford Morse, of record in Instrument Number 20051118-0139950, Register's Office for Davidson County, Tennessee.

***AND LAURA ASHLEY MCNEIL BISHOP**

Unimproved ( )
This is improved (X) property known as 734 Goodpasture Terrace, Nashville, TN 37221

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/our hand(s) this 27th day of August, 2007

Laura Ashley McNeil Bishop

George Ellison Bishop, II

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named Laura Ashley McNeil Bishop and husband, George Ellison Bishop, II, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of August, 2007

Notary Public

My Commission Expires: 5/22/10

ALAN D. MAZER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 22, 2010