03

Realty Title
Box 488

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $660,000.00

Pamela Hancock
Affiant

Subscribed and sworn to before me, this 30th day of October, 2007.

Notary Public
My commission expires: ~~02/22/09~~ 7/24/2010

03-0710-34999

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
John M. Turner	SunTrust Mortgage, Inc.	159-01-0-032
1408 Beddington Park Drive	201 Fourth Avenue North, 7th Floor	
Nashville TN 37215	Nashville, TN 37219	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Patricia E.G. Marett and William J. Marett, wife and husband, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to John M. Turner and wife, Katherine M. Turner, hereinafter called the Grantees, their successors 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. 34, on the Plan of Hound's Run, of record in Book 6900, Pages 167-171, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Patricia E.G. Marett and William J. Marett by deed from Dennis R. Hanson and wife, Carol A. Hanson dated 04/15/2002, recorded 05/02/2002, of record in Instrument No. 20020502-0054082 Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 1408 Beddington Park Drive, Nashville, TN 37215

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 11/15/07 13:49 2 pgs
Fees:13.00 Taxes:2442.00
20071115-0134159

WITNESS my hand this 30th day of October, 2007.

Patricia E.G. Marett

William J. Marett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Patricia E.G. Marett and William J. Marett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 30th day of October, 2007.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

