(1)

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/04/07 12:51 2 pgs
Fees:13.00 Taxes:555.00

20071204-0140333

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $150,000.00.

Ora M. Fulton
Affiant

Subscribed and sworn to me on December 3, 2007.

Todd A. Bricker
NOTARY PUBLIC

TODD A. BRICKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC AT LARGE
Todd A. Bricker
My Commission Expires May 22, 2010
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
Todd A. Bricker
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #22925SP

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Robert Stone Jill Stone 2904 Nautilus Drive Nashville, TN 37217	NEW OWNER	136-15-63

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Ora M. Fulton and husband Thomas L. Fulton, hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents does transfer and convey unto Robert Stone and wife, Jill Stone, hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 103 on the Plan of Harbour Town Village, Section II, of record in Book 4675, pages 146 and 174, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description.

Being the same property conveyed to Ora M. Fulton and Thomas L. Fulton by Deed from Charles A. Vaden and Judith F. Vaden of record as Instrument No. 20040513-0055744 in the Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2007 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and
2. Matters shown on Plan of record in Book 4675, pages 146 and 147, in the Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record in Book 4931, page 667, in said Register's Office.

This property is also known as improved property located at 2904 Nautilus Drive, Nashville, TN 37217.

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

GRANTORS does covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 our hands on December 3, 2007.

Ora M. Fulton

Ora M. Fulton

Thomas L. Fulton

Thomas L. Fulton

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On December 3, 2007, before me personally appeared Ora M. Fulton and Thomas L. Fulton to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal on December 3, 2007.

Todd A. Bricker

NOTARY PUBLIC

TODD A. BRICKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC AT LARGE Todd A. Bricker My Commission Expires May 22, 2010 STATE OF TENNESSEE

My Commission Expires:

After recording return to:

Bell & Alexander Title Services, Inc.
4300 Sidco Drive, Suite 201
Nashville, TN 37204

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds