Record & Return to
Mortgage Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
**Thomas I. Bottorff, Attorney**
**155 Franklin Road, Suite 120**
**Brentwood, Tennessee 37027**

**ADDRESS NEW OWNER:**
**Robert Wallace Butters**
**5212 Fredericksburg Way E**
**Brentwood, Tennessee 37027**

**SEND TAX BILL TO:**
**Mortgagee**

**MORTGAGEE:**
**First State Bank**
**2796 N. Highland, Suite C/D**
**Jackson, TN 38305**

| | |
|---|---|
| **MAP** | **171-03-0** |
| **GROUP** | **A** |
| **PARCEL** | **121** |

Davidson County DEEDWARR
Recvd: 12/06/07 10:56 2 pgs
Fees:13.00 Taxes:1313.50
20071206-0141310

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum 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, **Randall K. Morgan and wife, Sharon Ann Morgan,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Robert Wallace Butters and wife, Amanda Heltsley Butters**, 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. 233 on the Plan of Section 5-B, Fredericksburg, of record in Plat Book 7900, page 509, and Plat Book 7900, page 953, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Randall K. Morgan and wife, Sharon Ann Morgan by deed from Radnor Homes, Inc. of record in Book 9890, page 525, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2007 and subsequent years.

This is **improved** property known as **5212 Fredericksburg Way E, Brentwood, Tennessee 37027.**

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 do covenant with the said GRANTEES that they 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, 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, and 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 this the **30th** day of **November, 2007.**

**Randall K. Morgan**

**Sharon Ann Morgan**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Randall K. Morgan and wife, Sharon Ann Morgan**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 30th day of November, 2007.

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 1/10/2010

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $355,000.00.

Robert Wallace Butters
AFFIANT

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

Thomas I. Bottorff
NOTARY PUBLIC

My Commission Expires: 1/10/2010