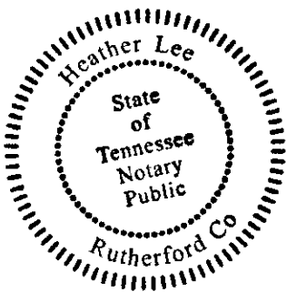
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF NOVEMBER, 2007.

Notary Public

MY COMMISSION EXPIRES: 8-16-09

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 12/10/07 10:39 2 pgs
Fees:13.00 Taxes:358.90

20071210-0142140

THIS INSTRUMENT WAS PREPARED BY
Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027

B-5487

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Virginia B. Provencher	Bank of America	075-13-0 178.00
(NAME)	(NAME)	
311 Bonnaridge Drive	341 Cool Springs Blvd.	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Ruby Jorene Fuller Wilkins and Dayle Steven Fuller and Ernie Cecil Fuller, all individually HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Virginia B. Provencher, unmarried, 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:

Being all of Lot No. 52, Hermitage Hills of record in Book 2900, Pages 48 & 49, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to W.C. Fuller and wife, Ethel Fuller, by deed from Miller Kimbrough, Trustee, of record in Book 3101, Page 117, Register's Office for said County; the said W.C. Fuller having predeceased Ethel Fuller, and by will of Ethel Banks Fuller being of record in Will Book 168, Page 489, Probate Court Clerk's Office of Davidson County, Tennessee, subject property was devised to her children, Gordon B. Fuller, H. Blair Fuller, James F. Fuller and Malvin Johnson; the said Malvin Johnson, unmarried, having since died thereby vesting her interest in her sole heirs at law, her children, being namely William Harry Johnson, Gayle Alan Johnson, Mark Tyler Johnson and Belinda Belle Johnson, all of which heirs-at-law are over twenty-one (21) years of age. BEING further conveyed to James F. Fuller by Quitclaim Deed dated April 10, 1990 from Gordon B. Fuller, H. Blair Fuller, and the heirs-at-law of the devisee Malvin Johnson, deceased, namely her children, William Harry Johnson, Gayle Alan Johnson, Mark Tyler Johnson, unmarried, and Belinda Belle Johnson, unmarried of record in Book 8091, Page 326, Register's Office for Davidson County, Tennessee. James F. Fuller having died on July 19, 2005, leaving Ruby Jorene Fuller Wilkins, Dayle Steven Fuller and Ernie Cecil Fuller as his heirs at law.

Ruby Jorene Fuller Wilkins executes this Warranty Deed for and on behalf of herself and Ernie Cecil Fuller pursuant to Power of Attorneys recorded simultaneously herewith.

Upon oath, Ruby Jorene Fuller Wilkins, Dayle Steven Fuller and Ernie Cecil Fuller, warrant, covenant and certify that the aforedescribed real property is not their homestead as defined by Statute.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 311 Bonnaridge Drive, Hermitage, TN 37076

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hands this 30th day of November, 2007.

Ernie Cecil Fuller by Ruby Jorene Fuller Wilkins attorney in fact
Ernie Cecil Fuller

Ruby Jorene Fuller Wilkins
Ruby Jorene Fuller Wilkins

Dayle Steven Fuller
Dayle Steven Fuller

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby Jorene Fuller the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 30th day of November, 2007.

Susan B. Mott State of Tennessee Notary Public Williamson, County

Commission expires: 1-16-08

Susan B. Mott
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Dayle Steven Fuller, the bargainor (s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.
Witness my hand and Notarial Seal this 30th day of November, 2007.

Susan B. Mott State of Tennessee Notary Public Williamson, County

Susan B. Mott
Notary Public

My Commission Expires: 1-16-08

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Ruby Jorene Fuller Wilkins, known to me or satisfactorily proven to be the person who executed the foregoing instrument in behalf of Ernie Cecil Fuller, and acknowledged that he/she executed the same by Power of Attorney, as the free act and deed of said Ernie Cecil Fuller. Witness my hand and Notarial Seal this 30th day of November, 2007.

Susan B. Mott State of Tennessee Notary Public Williamson, County

Susan B. Mott
Notary Public

My Commission Expires: 1-16-08

RETURN TO:

Jack Case Wilson Title Associates, LLC
7100 Executive Center Drive
Ste. 150
Brentwood, Tennessee 37027