

F/e 43

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$175,000.00** (One Hundred Seventy Five Thousand).

AFFIANT

Subscribed to and sworn before me this 20th day of December, 2007.

NOTARY PUBLIC MY COMMISSION EXPIRES: 3-30-2010

(NOTARY SEAL)

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
2309 Crestmoor Road, Suite 300, Nashville, TN. 37215

Davidson County DEEDWARR
Recvd: 12/20/07 13:58 2 pgs
Fees:13.00 Taxes:647.50

20071220-0146230

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Richard L. Feaster and Judith Feaster 1203 Richmond Drive Nashville,TN 37216	Primary Residential Mortgage, Inc. 4750 West Wiley Post Way, #200 Salt Lake City, UT 84116	061-08-0-009.00

WARRANTY DEED

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, **RONALD E. GATLIN AND WIFE LORI M. GATLIN,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **RICHARD L. FEASTER AND WIFE JUDITH FEASTER,** HEREINAFTER CALLED THE **GRANTEE(S),** 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. 15, on the Plan of McGaughey Heights, as shown on plat of record in Plat Book 1835, page 58, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 15 fronts 96 feet on the northerly side of Richmond Drive and extends back 201.3 feet on the westerly line and 204.5 feet on the easterly line to a dead line, measuring 125 thereon.

Being the same property conveyed to Ronald E. Gatlin in Instrument 20010927-0104549 recorded 9/27/2001, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ronald E. Gatlin in Instrument 20010927-0104548 recorded 9/27/2001, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ronald E. Gatlin in Instrument 20010927-0104547 recorded 9/27/2001, Register's Office for Davidson County, Tennessee.

Lori M. Gatlin, spouse of Ronald E. Gatlin, joins in this conveyance to relinquish any and all rights, especially marital rights, which she may have in said property, by virtue of the marriage

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(X) IMPROVED ( ) UNIMPROVED	Property known as: **1203 RICHMOND DRIVE** **NASHVILLE,TN37216**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

LTSR Number: GTE File: 2007

WITNESS, this 20th day of December, 2007

Ronald E. Gatlin
Ronald E. Gatlin

Lori M. Gatlin
Lori M. Gatlin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20th day of December, 2007, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Ronald E. Gatlin and Lori M. Gatlin** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged they executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 20th day of December, 2007.

C. Loy Carney
Notary Public

Commission Expires: _____

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

LTSR Number:

GTE File: 2007