Please Return To: Realty Title & Escrow Company, Inc. 808 North Mt. Juliet Road Mt. Juliet, TN 37122	State of Tennessee County of Sumner THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,100.00 SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF MAY, 2008. Notary Public MY COMMISSION EXPIRES: January 17, 2012

KATHLEEN A. TOMLINSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

This instrument prepared by: Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075		
ADDRESS NEW OWNER(S) AS FOLLOWS STEVEN FULEKI ~~Jason Hart and Stephanie Hart~~ ~~XXXXXXXXXXXXXXXXXXXX~~	SEND TAX BILLS TO: MAGNA BANK New Owner	MAP/PARCEL
(NAME) 2101 Farley Place	(NAME) 6525 Quail Hollow Ste 300	
(ADDRESS) Nashville, TN 37210	(ADDRESS) Memphis, TN 38120	95-05-0-A-051
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, JASON S. HART AND WIFE, STEPHANIE L. HART, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN FULEKI, A SINGLE PERSON, HEREINAFTER CALLED THE GRANTEES, THER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND SITUATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: BEING LOT NO. 51, BELLE ACRES, SECTION ONE, REVISED LOTS 1 THRU 7, 42 THRU 44, 46 THRU 51, AS RECORDED IN BOOK 5200, PAGE 227 AND CORRECTED BY SURVEYOR'S CERTIFICATE, BOOK 5412, PAGE 771, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS BEING THE SAME REAL ESTATE CONVEYED TO JASON S. HART AND WIFE, STEPHANIE L. HART BY WARRANTY DEED FROM RANDALL ELVIS BOGLE AND WIFE, LISA DOREMUS BOGLE, DATED OCTOBER 21, 1992 AND RECORDED ON OCTOBER 23, 1992 IN BOOK 8765, PAGE 314, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 2101 Farley Place, Nashville, TN 37210.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Davidson County DEEDWARR
Recvd: 06/10/08 14:01 2 pgs
Fees:13.00 Taxes:281.57
20080610-0059778

Please Return To:
Realty Title & Escrow Company, Inc.
808 North Mt. Juliet Road
Mt. Juliet, TN 37122

Witness our hands this 29th day of May, 2008.

Jason S. Hart
JASON S. HART

Stephanie L. Hart
STEPHANIE L. HART

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, JASON S. HART AND STEPHANIE L. HART, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 29th day of May, 2008.

NOTARY PUBLIC
My commission expires: 9-27-08

DAVID KIMBROUGH
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY