Prepared by:
Realty Title & Escrow Company, Inc.
206 A Cool Springs Blvd., Suite 107
Franklin, TN 37067

Davidson County DEEDWARR
Recvd: 08/29/08 09:49 3 pgs
Fees:18.00 Taxes:1085.95
20080829-0088817

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $293,500.00

Affiant

Subscribed and sworn to before me, this 22nd day of August, 2008.

Notary Public
My commission expires: ~~11/22/08~~ My Commission Expires October 16, 2009

07-0808-83708

Address of New Owner:	Send Tax Bills to:	Tax Information
Virginia S.C. Williams 641 Old Hickory Blvd., Unit 308 Brentwood TN 37027	New Owner 641 Old Hickory Blvd., Unit 308 Brentwood, TN 37027	171-03-0-B-129.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Carl Stanifer, Individually and as Trustee of the Stanifer Family Living Trust dated February 13, 2002; and Jo Stanifer, Individually and as Trustee of the Stanifer Family Living Trust dated February 13, 2002**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Virginia S.C. Williams,*** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit: *an unmarried woman

Land in Davidson County, Tennessee, being Unit No. 45, on the Plan of The Townhomes of Fredericksburg, Phase One, Section Three, of record in Book 9700, Page 534, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Carl Stanifer and wife, Jo Stanifer by deed from Pulte Homes Tennessee Limited Partnership, a Nevada limited partnership, dated February 17, 1999, recorded February 18, 1999, of record in Book 11344, Page 895, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Carl Stanifer and Jo Stanifer, Trustees under the Stanifer Family Living Trust, dated February 13, 2002 by deed from Carl Stanifer and Jo Stanifer, dated February 13, 2002, recorded February 15, 2002, of record in Instrument No. 20020215-0020191, Register's Office for Davidson County, Tennessee.

Carl Stanifer, Trustee, is one and the same person as Carl V. Stanifer, Jr., Trustee; Jo Stanifer, Trustee, is one and the same person as Jo Etta Stanifer, Trustee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as **641 Old Hickory Blvd., Unit 308, Brentwood, TN 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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 22nd day of August, 2008.

Carl Stanifer by: Tanya Wright

Carl Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002 by Tanya Wright his Attorney-in Fact

Jo Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002

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 Tanya Wright, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Carl Stanifer and that she is authorized by Carl Stanifer to execute this instrument on his behalf.

Witness my hand and official seal at Franklin, Williamson Co., Tennessee, this 22nd day of August, 2008.

Notary Public at Large

My commission expires: 5/14/2011

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 Tanya Wright, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Carl Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002 and that she is authorized by Carl Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002 to execute this instrument on his behalf.

Witness my hand and official seal at Franklin, Williamson, this 22nd day of August, 2008.

Notary Public at Large

My commission expires: ~~11/22/08~~ 05/14/2011

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 Jo Stanifer, both Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002, 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 in the capacities for the purposes herein contained.

Witness my hand and official seal at Franklin, Tennessee, this 22nd day of August, 2008.

Notary Public at Large

My commission expires: 11/22/08

WITNESS my hand this 22nd day of August, 2008.

Carl Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002 by Tanya Wright his Attorney-in Fact

Jo Stanifer, Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Tanya Wright, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Carl Stanifer and that she is authorized by Carl Stanifer to execute this instrument on his behalf.

Witness my hand and official seal at _____, Tennessee, this _____ day of August, 2008.

Notary Public at Large

My commission expires: _____

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Carl Stanifer, as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002, 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 in the capacity and for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee this ____ day of August, 2008.

Notary Public at Large

My commission expires: _____

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 Jo Stanifer, both Individually and as Co-Trustee of the Stanifer Family Living Trust dated February 13, 2002, 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 in the capacities for the purposes herein contained.

Witness my hand and official seal at Franklin, Tennessee, this 22nd day of August, 2008.

Deborah K. Devine
Notary Public at Large

Deborah K. Devine
State of Tennessee Notary Public
Davidson County

My commission expires: 11/22/08