29-1-112

Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

MICHELLE RYMERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 30, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $347,500.00

Affiant

Subscribed and sworn to before me, this 3rd day of April, 2009

Notary Public
My commission expires: 1-30-2010

03-0901-35755

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Christopher T. Bicsak<br>6204 Banbury Station<br>Brentwood TN 37027 | SunTrust Mortgage, Inc<br>1001 Semmes Avenue<br>Richmond, VA 23224 | 172-09-0-A-002 |

**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, **Thomas H. Burrough, Jr.**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Christopher T. Bicsak and wife, Christie L. Bicsak**, 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:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of Lots 2 and 35, Banbury Crossing, Third Revision of Section One, a Planned Unit Development, of record in Book 9700, Page 942, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Thomas H. Burrough, Jr. by deed from Kristina Chapman, Contractor, LLC, dated August 26, 2005, recorded September 6, 2005, of record in Instrument No. 20050906-0106545, Register's for Davidson County, Tennessee.

Annyce Treherne, wife of Thomas H. Burrough, Jr., hereby joins in the execution of this instrument to convey her marital interest, if any, in subject property.

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 6204 Banbury Station, 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.

BILL GARRETT, Davidson County
Trans: T20090024153 DEEDWARR
Recvd: 04/13/09 13:43 3 pgs
Fees: 18.00 Taxes: 1285.75
20090413-0033129

WITNESS my hand this 27th day of March, 2009.

Thomas H. Burrough, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Thomas H. Burrough, Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 27th day of March, 2009.

Diane K. Mann
State of Tennessee at Large

My Commission expires ~~02/22/09~~ 2/11/2013

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

WITNESS my hand this 3rd day of April, 2009.

Annyce Treherne

STATE OF Maryland
COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Annyce Treherne** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Silver Spring, MD, this 3rd day of April, 2009.

Notary Public

My Commission expires

LINDA SHERELLE ROBINSON
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires September 4, 2012