THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203
return to:
REALTY TITLE & ESCROW CO. INC.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 216,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April, 2009.

Notary Public

MY COMMISSION EXPIRES: 11-22-2010

(AFFIX SEAL)

BONNIE J. CURRY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas Alan Winnett	New Owner	MAP 115-3
824 Belton Drive		PARCEL 2
Nashville, TN 37205		
(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, **Barry Paul Bryant Successor Trustee of The Bernard M. Bryant and Doris Ketchum Bryant Joint Revocable Living Trust Agreement dated February 20, 1995 and restated on September 27, 2002; and Barry Paul Bryant, Trustee of The Bernard McCord Bryant, Jr. Trust and Barry Paul Bryant**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Douglas Alan Winnett**

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:

Land in Davidson County, Tennessee being Lot No. 303 on the Plan of Brook Meade, Section IX of record in Plat Book 2331 pages 34 and 35 in the Registers Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
Said Lot 303 fronts 156 feet on the Northerly side of Belton Drive and runs back between lines, 182 feet on the Westerly line and 362 feet on the Easterly line to a dead line in the rear measuring 237 feet thereon.

Being the same property conveyed to Bernard M. Bryant and wife, Doris Ketchum Bryant, Trustees UAD February 20, 1995 by deed from Bernard M. Bryant and wife, Doris Ketchum Bryant of record in Book 9619 page 694 in the Registers Office for Davidson County, Tennessee dated February 20, 1995. The said Bernard M. Bryant and wife, Doris Ketchum Bryant, both having since died. Barry Paul Bryant is the Successor Trustee of said Trust. Further pursuant to said Trust, upon the death of the Trustors, the property is distributed one half to Barry Paul Bryant and one half to Barry Paul Bryant as Trustee of the Bernard McCord Bryant, Jr. Trust.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (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 governmental and zoning regulations.

This is () UNIMPROVED (X) IMPROVED property known as **824 Belton Drive, Nashville, TN 37205.**

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 hand(s) this the 17th day of April, 2009.

The Bernard M. Bryant and Doris Ketchum Bryant Joint Revocable Living Trust Agreement dated February 20, 1995 and restated on September 27, 2002

Barry Paul Bryant, successor trustee
Barry Paul Bryant, Successor Trustee

Barry Paul Bryant, Trustee
Barry Paul Bryant, Trustee of The Bernard McCord Bryant, Jr. Trust

Barry Paul Bryant
Barry Paul Bryant, Individually

BILL GARRETT, Davidson County
Trans: T20090027898 DEEDWARR
Recvd: 04/28/09 16:07 2 pgs
Fees: 13.00 Taxes: 799.20
20090428-0038427

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Barry Paul Bryant** with whom I am personally acquainted and who upon his oath acknowledged himself to be the **Successor Trustee** of **The Bernard M. Bryant and Doris Ketchum Bryant Joint Revocable Living Trust Agreement** the within named bargainors, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Barry Paul Bryant** as such **Successor Trustee**.

Witness my hand and official seal this the 17th day of April, 2009.

My Commission expires May 8, 2012 _____ Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barry Paul Bryant** with whom I am personally acquainted and who upon his oath acknowledged himself to be the Trustee of **The Bernard McCord Bryant, Jr.** Trust the within named bargainors, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Barry Paul** Bryant as such Trustee.

Witness my hand and official seal this the 17th day of April, 2009.

My Commission expires May 8, 2012 _____ Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barry Paul Bryant**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 17th day of April, 2009.

My Commission expires May 8, 2012 _____ Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN