BILL GARRETT, Davidson County
Trans:T20090035155 DEEDWARR
Recvd: 05/28/09 13:51 2 pgs
Fees:13.00 Taxes:647.13
20090528-0049105

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$174,900.00
|
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|20 DAY OF May, 2009.
|
|NOTARY PUBLIC
|MY COMMISSION EXPIRES: 3/15/13

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lavern Alex Russell 719 Tobylynn Drive Nashville, TN 37211	New owner "	Map 161.06 Parcel 210

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, we,

Mark A. Fulks and Mindy Thomas Fulks

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Lavern Alex Russell, a married man

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. 156, on the Plan of Huntington Park, Section 2, as of record in Plat Book 4175, Page 108, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mark A. Fulks and wife, Mindy Thomas Fulks by deed from Chris E. Long and wife, Christie L. Long dated March 26, 2004 of record in Instrument Number 20040402-0037235, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1) Property is subject to all matters affecting said premises as contained in Plat Book 4175, Page 108, Register's Office for Davidson County, Tennessee.
2) Property is subject to Restrictive Covenants contained in Book 4393, Page 383, Register's Office for Davidson County, Tennessee
3) 2009 taxes and subsequent years.
4) Any and all restrictions, conditions, and easements of record.

This is improvedproperty known as: **719 Tobylynn Drive, Nashville, TN 37211**
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 20 day of May, 2009.

Mark A. Fulks

Mindy Thomas Fulks

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Mark A. Fulks and Mindy Thomas Fulks, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20 day of May, 2009.

Donna C. Pionk
NOTARY PUBLIC

My Commission Expires: 1-9-2012

DONNA C. PIONK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076