WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090037038 DEEDWARR
Recvd: 06/04/09 09:15 2 pgs
Fees: 13.00 Taxes: 1853.70
20090604-0051586

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $501,000.00

Affiant

Subscribed and Sworn to before me, this 29th day of May, 2009.

Notary Public

My commission expires: 3/10/2012

JUDY CALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Samuel F. Anderson, Attorney at Law, 205 Powell Place, Suite 103, Brentwood, TN 37027

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL:
Grant M. Kinnett 4018 Aberdeen Road Nashville, TN 37205	SunTrust Mortgage, Inc. 901 Semmes Avenue Richmond, VA 23224	10308025300

FOR AND IN CONSIDERATION of the sum of Ten Dollars, ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Christy C. Fields and husband James B. Fields,** hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **Grant M. Kinnett and wife Sandra M. Kinnett**, hereinafter called the Grantee(s), 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. 27 of Block "H" on the map of Cherokee Park, Second Section of record in Book 547, page 175 and 176, in the Register's Office for Davidson County, Tennessee.

Said lot fronts 60 feet on the northerly side of Aberdeen Road and runs back 117.03 feet on the westerly line and 122.2 feet on the easterly line, to a dead line on which it measures 64 feet.

Being the same property conveyed to Christy C. Fields and husband, James B. Fields by deed dated 8/30/99 from Mark T. Vandiver and Letetia Herbert Vandiver of record in Instrument No. 200007270074347, Register's Office for Davidson County, Tennessee.

Taxes for the year 2009 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 547, Page 175 & 176, said Register's Office.

This is (x) improved ( ) unimproved property known as 4018 Aberdeen Road, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 hands this 29th day of May, 2009.

Christy C. Fields

James B. Fields

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Christy C. Fields and James B. Fields** the within named bargainors, with whom I am personally acquainted (or 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 and official seal at Brentwood, Tennessee, this 29th day of May, 2009.

Notary Public

My Commission Expires: 11/7/13

SAMUEL F. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY