WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 112,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of September, 2009

Notary Public:

MY COMMISSION EXPIRES: 11/7/12
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Tabitha S. Payne	PrimeLending, a Plains Capital Co.	Parcel ID:
508 Oak Timber Place	18111 Preston Road; Ste 900	15014006300
Antioch, TN 37013-5449	Dallas, TX 75252	

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

Jessica L. Bergeman fka Jessica L. Maxcy and husband, Alan T. Bergeman

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Tabitha S. Payne, a single woman

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:

BEING Lot No. 41 on the Plan of Lake Towne Park, Section Five, of record in Plat Book 6900, Page 831, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jessica L. Maxcy and Alan T. Bergeman with joint ownership by deed from Jeremy Miles Hubbell, of record in Instrument 20060814-0099721, said Register's Office. The said Jessica L. Maxcy is now known as Jessica L. Bergeman.

This conveyance is subject to Restrictions of record in Book 7931, Page 900, said Register's Office.

This conveyance is made subject to: (1) 2009 Taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 6900, Page 831, said Register's Office.

Jessica L. Maxcy and Jessica L. Bergeman being one in the same person.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 508 Oak Timber Place, Antioch, TN 37013-5449

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 hands this 25th day of September, 2009.

Jessica L. Bergeman

Alan T. Bergeman

BILL GARRETT, Davidson County
Trans:T20090066264 DEEDWARR
Recvd: 09/29/09 13:42 2 pgs
Fees:13.00 Taxes:414.40
20090929-0090390

STATE OF TEXAS
COUNTY OF Denton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jessica L. Bergeman fka Jessica L. Maxcy and Alan T. Bergeman, 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 Highland Village Texas, this 25th day of September, 2009.

My Commission Expires: 7/28/2010 Debra A Roberts
Notary Public

DEBRA A ROBERTS
My Commission Expires
July 28, 2010