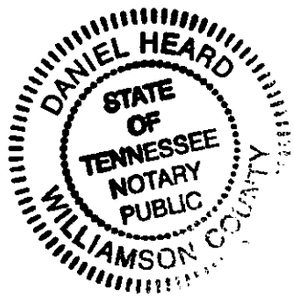
Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

 (Notary Stamp)	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $149,500.00 Affiant Subscribed and sworn to before me, this 11th day of September, 2009. Notary Public My commission expires: 9/18/2012

BILL GARRETT, Davidson County
Trans:T20090066562 DEEDWARR
Recvd: 09/30/09 13:53 2 pgs
Fees:13.00 Taxes:553.15

20090930-0090827

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Phousy Boualavong **Santy Bounthasenh**	**Guaranty Trust Company**	**Map 149, Group 05-0, Parcel 141.00**
4932 Pebble Creek Drive	**316 Robert Rose Drive**	
Antioch, Tennessee 37013	**Murfreesboro, TN 37129**	

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 ACKNOWLEDGE, WE,

Richard P. Weller and Sally Weller, husband and wife

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

Phousy Boualavong and Santy Bounthasenh, wife and husband

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. 75 on the Plan of Pebble Creek Subdivision, Section One, of record in Book 5210, page 72, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Richard P. Weller and wife, Sally Weller, by Warranty Deed, from Paul J. Towery and wife, Beth Towery, of record in Book 6363, page 794, Dated August 17, 1984, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 5210, page 72, Register's Office for DAVIDSON County, Tennessee.
Restrictive covenants contained in an instrument of record in Book 5334, page 514, Register's Office for DAVIDSON County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the 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 is improved property known as 4932 Pebble Creek Drive, Nashville, Tennessee 37013.

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 that we are lawfully seized and possessed of said land in fee simple, have

a good right to convey it and the same in 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 my/our hand(s) this 11th day of September, 2009.

Richard P. Weller

Sally Weller By: Richard P. Weller, Attorney-in-Fact

Sally Weller
By: Richard P. Weller, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard P. Weller, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 11th day of September, 2009.

Notary Public

My Commission Expires: _____

RUSSELL J. McCANN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 16, 2013

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Richard P. Weller, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the within instrument on behalf of Sally Weller, for the purposes therein contained, and who further proved to me that he/she is the Attorney in Fact for Sally Weller and is authorized by Sally Weller to execute this instrument on his/her behalf.

Witness my hand, at office, this 11th day of September, 2009.

Notary Public

My Commission Expires:_____

RUSSELL J. McCANN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 16, 2013

File #: **09924-JM**
RECORD & RETURN TO:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027