BILL GARRETT, Davidson County
Trans:T20090069785 DEEDWARR
Recvd: 10/13/09 15:50 3 pgs
Fees:17.00 Taxes:0.00
20091013-0095008

THIS INSTRUMENT PREPARED BY:
Watkins & McNeilly, PLLC
214 Second Avenue North, Suite 300
Nashville, TN 37201

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert B. Barnett 120 Wentworth Avenue Nashville, TN 37215	Same	Map & Parcel 116160B02600CO

FOR AND IN CONSIDERATION of love and affection and no monetary consideration, I, DIANE B. BARNETT, hereinafter "Grantor," pursuant to Tennessee Code Annotated § 66-1-110, by these presents do hereby transfer and convey unto my husband, ROBERT B. BARNETT, his heirs and assigns, (hereinafter "Grantee") that certain tract or parcel of real property located in Davidson County, Tennessee and more particularly described as follows:

> Land in Davidson County, TN, being Lot No. 26 on the Plan of Second Revision, The Iroquois of Nashville of record in Plat Book 6900, Pages 61 & 62, amended in Book 8475, page 511, by Surveyor's Certificate of Correction, Register's Office for said County.
>
> Said Lot No. 26 fronts 88.00 feet on the easterly margin of Wentworth Avenue and extends back 140.00 feet on the northerly line and 89.25 feet on the southerly line to a dead line in the rear, measuring 82.54 feet thereon.
>
> Being the same property conveyed to Robert B. Barnett and wife, Diane B. Barnett, by Warranty Deed from William D. Spencer and wife, Gwyn T. Spencer, of record at Instrument No. 20040903-0107286, Register's Office for Davidson County, Tennessee.

This improved property is known as 120 Wentworth Avenue, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his heirs and assigns forever. Grantor covenants that she is lawfully seized and possessed of said real

estate in fee simple, has a good right to convey it, and that the same is unencumbered except for the lien for real property taxes for the current year and subsequent years, any and all existing easements and restrictions of record and all matters shown on the plan of record, all in the Register's Office for Davidson County, Tennessee.

Grantor further covenants and binds herself, her heirs, successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

This conveyance is made for the purpose of terminating any and all interest that Grantor may have in the real estate described hereinabove, and specifically for the purpose of terminating Grantor's entireties or survivorship interest in said real estate as permitted by Tennessee Code Annotated §66-1-110.

This transfer of real property is a transfer of residential property within the exemptions from any due on sale clause as provided in 12 U.S.C.A. § 1701j-3 (d) (8). This transfer is not a violation of any such due on sale clause contained in any lien affecting the real property.

WITNESS my hand this 12 day of October, 2009.

Diane B. Barnett

DIANE B. BARNETT

This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(3)(A) as a dissolution of a tenancy by the entireties. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(5).

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

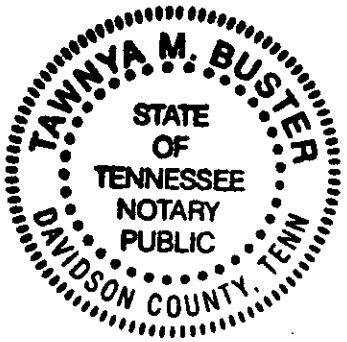
Before me, Tawnya M. Buster, a Notary Public of the State and County aforesaid, personally appeared DIANE B. BARNETT, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12 day of October, 2009.

Tawnya M. Buster
Notary Public

My Commission Expires:

5/8/12



My Commission Expires MAY 8, 2012