RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

BILL GARRETT, Davidson County
Trans:T20090078435 DEEDWARR
Recvd: 11/18/09 10:27 2 pgs
Fees:13.00 Taxes:828.80
20091118-0106134

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF
The actual consideration or value, whichever is greater, for this transfer is $224,000.00

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

Affiant

Subscribed and sworn to before me, this 16th day of November, 2009.

Notary Public
My commission expires:

02-0910-46761

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Gary Wendorf | Regions Bank d/b/a Regions Mtg<br>2050 Parkway Office Circle | 160-15-0-A-<br>060.00CO |
| 230 Hearthstone Manor Lane<br>Brentwood TN 37027 | Birmingham, Alabama 35244 | |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Betty Vaughn, Trustee of the Vaughn Trust dated May 5, 1994, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Gary Wendorf, Unmarried, hereinafter called the Grantees, their successors 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 Unit No. 60, on the Plan of Phase IV, Hearthstone Manor, a Planned Unit Development, of record in Book 6200, Page 642, as revised in Book 6250, Page 990, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Betty H. Vaughn, unmarried by deed from Marjorie Torkell, Successor Trustee under The James Kinnard Jennette Revocable Living Trust, dated March 29, 2001, recorded April 2, 2001, of record in Instrument No. 20010402-0031629 and re-recorded in Instrument No. 20011113-0124584, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Betty Vaughn, Trustee of the Vaughn Trust dated May 5, 1994 by deed from Betty H. Vaughn, dated October 22, 2007, recorded October 24, 2007, of record in Instrument No. 20071024-0125533, Register's Office for Davidson County, Tennessee.

The said Betty Vaughn having since died on March 4, 2009.

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 property is improved property known as 230 Hearthstone Manor Lane, Brentwood, TN 37027

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 13 day of November, 2009.

Carl A. Vaughn, Successor Trustee

Rachel Hudson Vaughn, Successor Trustee

Gary T. Vaughn, Successor Trustee

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 Carl A. Vaughn, Rachel Hudson Vaughn and Gary T. Vaughn, Successor Trustees of the Vaughn Trust dated May 5, 1994, 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 in the capacity and for the purposes therein contained.

Witness my hand in Brentwood, TN, this 13th day of November, 2009.

State of Tennessee at Large

My Commission expires
1/23/10

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON