Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
John Paul Huffer 829 Neely's Bend Road Madison TN 37115	Same	Southeast Title 907 Rivergate Parkway S-B-1 Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $109,900.00

Map & Parcel No.
52-60 59

Affiant
Subscribed and sworn to before me on 11/06/09.

Notary Public

BRYAN LOWHORN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires January 24 2011

My Commission Expires: 24 Jan 2011

BILL GARRETT, Davidson County
Trans:T20090083716 DEEDWARR
Recvd: 12/11/09 10:58 2 pgs
Fees:13.00 Taxes:406.63
20091211-0113285

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Sarah Pannell and Susan Melinda Nelson, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto John Paul Huffer, unmarried and Ashley C Davis, unmarried (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

This property is commonly known as: 829 Neely's Bend Road, Madison, Tennessee 37115, County of Davidson.

Being Lot No. 2 on the plan of Rainbow Terrrace, Section 2B, as of record in Book 1835, page 85, Register's Office for said County.

Said Lot fronts 130 feet on the northerly side of Neely's Bend Road and runs back between lines, 482.1 feet on the westerly line and 493.3 feet on the easterly line, to a dead line in the rear, measuring 110 feet thereon.

Being the same property conveyed to Sarah Pannell and Susan Melinda Nelson as Joint Tenants with Rights of Survivorship with a Life Estate reserved for Gurdon W. Saltonstall and wife, Margaret R. Saltonstall from Jackson H. Wells and wife, Jean Jackson Wells by deed dated November 1, 1956 and filed for record in Book 2634, page 327, Register's Office for Davidson County, Tennessee.

Gurdon W. Saltonstall and wife, Margaret R. Saltonstall have both deceased.

This is not the primary residence for Sarah Pannell and Susan Melinda Nelson or any spouse they may havee.

SMW

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 829 Neely's Bend Road, Madison, TN 37115.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they 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 current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 11/06/09.

Sarah Pannell

Sarah Pannell

Susan Melinda Nelson

Susan Melinda Nelson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Sarah Pannell and Susan Melinda Nelson, 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 Goodlettsville, TN, this the 6th day of Nov, 2009.

Notary Public

BRYAN LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 24, 2011

My Commission Expires: 24 Jan 2011

C