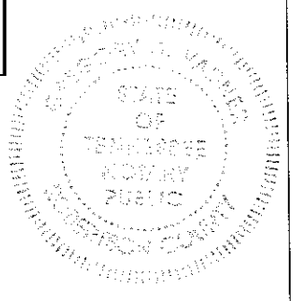
Davidson County DEEDWARR
Recvd: 12/22/09 15:56 3 pgs
Fees:18.00 Taxes:645.65
20091222-0116599



State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$174,500.00.**

Affiant

Subscribed and sworn to before me, this the 18th day of December, 2009

Notary Public

My commission expires: 6/26/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Ste. 330 , Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Gerald Golden	Gerald Golden ~~Bank of America, N.A.~~	**173150A04100CO**
1253 Bending Creek Drive	1253 Bending Creek Dr. ~~1201 Main St 25th Floor~~	
Cane Ridge, TN 37013	Antioch TN 37013 ~~Dallas, TX 75202~~	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

James M. Weston and wife, Jennifer M. Weston

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

Gerald Golden and wife, Gwen Golden

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. 41on the plan of Mill Run Subdivision, of record in Plat Book 11700, Pages 27 & 28, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to James M. Weston and wife, Jennifer M. Weston by deed from Gigi Burns Hoppe and Christian Allyn Hoppe, husband and wife, of record in Instrument No. 20051012-0122962, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2010, and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **1253 Bending Creek Drive, Cane Ridge, TN 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 GRANTEE, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is 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 GRANTEE, his 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 18th day of December, 2009.

James M. Weston by Lea Ann Renner, his Attorney in Fact

James M. Weston
By: Lea Ann Renner, his Attorney in Fact

Jennifer M. Weston by Lea Ann Renner, her Attorney in Fact

Jennifer M. Weston
By: Lea Ann Renner, her Attorney in Fact

POWER OF ATTORNEY
STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned Notary Public of said County and State, personally appeared **Lea Ann Renner** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath did acknowledge to be the Attorney-in-fact for **James M. Weston and wife, Jennifer M. Weston,** the within bargainor(s), and that as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **James M. Weston and wife, Jennifer M. Weston** the within named bargainor(s) by the said **Lea Ann Renner** as such Attorney-in-Fact.

Witness my hand and official seal, at office at Brentwood, Tennessee on this 18th day of December, 2009.

Notary Public

My commission expires 11/7/2011



Certificate of Authenticity

I, Tracy Hobby, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Gregory D. Vadner, a notary public for this county and state, Tracy Hobby, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires:

6-26-11

