Name and Address
Of New Owner:

Timothy R. Teasdale, et ux.
1606 Amberwood Court
Woodstock, GA 30189

Send Tax Bills To:

~~Same~~
SunTrust Mortgage, Inc.
245 Town Park Drive
Kennesaw, GA 30144

Prepared by:

D. W. McMackin
P. O. Box 58464
Nashville, TN 37205-8464

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Map & Parcel
158-2-4

The actual consideration or value, whichever is greater, for this transfer is $500,000.00

Affiant

BILL GARRETT, Davidson County
Trans:T20100003749 DEEDWARR
Recvd: 01/20/10 12:11 2 pgs
Fees:13.00 Taxes:1850.00
20100120-0004858

Subscribed and sworn to before me this 15TH day of January, 2010.

NOTARY PUBLIC

My Commission Expires: 11/7/2011

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, James L. Knight and wife, Dale J. Knight, have bargained and sold, and do hereby transfer and convey unto the said Timothy R. Teasdale and wife, Blair B. Teasdale, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 22, Section I, Hillsboro Park, as of record in Book 2331, pages 30 and 31, Register's Office for said County.

Said Lot No. 22 fronts 195 feet on the southeasterly side of Hillsboro Pike, and runs back between parallel lines 490 feet to a dead line.

Being the same property conveyed to James L. Knight and wife, Dale J. Knight, by warranty deed from Edward L. Gale dated July 8, 1983, of record in Book 6093, page 917, Register's Office, Davidson County, Tennessee.

This is improved property located at 6210 Hillsboro Pike, Nashville, Tennessee 37215.

This conveyance is subject to restrictive covenants of record in Book 2435, page 237, Book 2603, page 440, and Book 4207, page 397, Register's Office, Davidson County, Tennessee; all matters appearing on the Plan of record in Book 2331, pages 30 and 31, said Register's Office; easement for sanitary sewers and/or storm drainage, of record in Book 7814, page 362, said Register's Office, and easement and other rights with reference to water lines, main and supply, as set out in instrument of record in Book 872, page 505, said Register's Office. Also subject to 2010 real estate taxes which have been prorated at closing and which are not yet due and payable and any subsequent years' taxes not yet due and payable, all of which the Grantees hereby assume and agree to pay.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Timothy R. Teasdale and wife, Blair B. Teasdale, their heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as provided above.

Grantors further covenant and bind themselves and their heirs and assigns to warrant and forever defend the title to said Timothy R. Teasdale and wife, Blair B. Teasdale, their heirs and assigns, against the lawful claims of all persons.

Witness our hands on this 15TH day of January, 2010.

JAMES L. KNIGHT

DALE J. KNIGHT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James L. Knight and wife, Dale J. Knight, the bargainors, 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 Nashville, Tennessee, this 15th day of January, 2010.

NOTARY PUBLIC

My Commission Expires: 11/7/2011

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY