

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $169,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF January, 2010.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: 1-4-12
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kristen J. Meier and Sue W. Meier 2717 Fleet Drive Hermitage, TN 37076	Regions Bank 2050 Parkway Office Pk Birmingham, AL 35244	Map 86.14 Group B Parcel 82

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Mary E. Fulghum, widow, by and through Janice Marie Nelson Attorney In Fact

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Kristen J. Meier, unmarried and Sue W. Meier, [illegible] married, Joint Tenants with Right of Survivorship

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. 32, on the Final Plat of Fleetwood Subdivision, Phase Two, being a Planned Unit Development of record in Book 6900, Pages 738 and 739. Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Erby S. Fulghum and wife, Mary E. Fulghum by deed from Ted D. Jennings and wife, Rhonda L. Jennings dated January 29, 1999 of record in Book 11321, Page 974, Register's Office for Davidson County, Tennessee. Erby S. Fulghum died August 7, 2003. Property now vests in Mary E. Fulghum as surviving tenant by the entirety.

This conveyance is made subject to the following:

1) 2010 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 6900, Page 738, Register's Office for Davidson County, Tennessee.
3) Property is subject to Fleetwood Subdivision Phase Two, a Planned Unit Development, Charter of record in Book 7114, Page 370, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto, including liens for assessments as provided therein, easements and restrictions as contained therein, of record in Book 7170, Page 987, Annex Phase 2 Book 7628, Page 6, said Register's Office.
4) Property is subject to easement for Storm Water Detention Agreement of record in Book 7107, Page 408 said Register's Office.
5) Any and all restrictions, conditions, and easements of record.

This is improvedproperty known as: **2717 Fleet Drive, Hermitage, TN 37076**
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; 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 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(s) this 26 day of January, 2010.

Mary E. Fulghum by Janice Marie Nelson Atty In Fact

BILL GARRETT, Davidson County
Trans:T20100005524 DEEDWARR
Recvd: 01/28/10 10:47 2 pgs
Fees:13.00 Taxes:628.63

20100128-0007148

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 Janice Marie Nelson, Attorney-in-Fact for Mary E. Fulghum, the Bargainor, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained, and as Attorney-in-Fact on behalf Mary E. Fulghum for the purposes therein contained.

WITNESS my hand and official seal this 26 day of January, 2010

Donna C. Pionk
NOTARY PUBLIC

My Commission Expires: 1-9-2012

DONNA C. PIONK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES:
JANUARY 9, 2012

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076