THIS INSTRUMENT PREPARED BY:
HAYNES, FREEMAN AND BRACEY, PLC
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

BILL GARRETT, Davidson County
Trans:T20100012610 DEEDWARR
Recvd: 03/03/10 12:05 3 pgs
Fees:18.00 Taxes:1480.00
20100303-0016296

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
RUSSELL SCOTT HACKNEY 5312 Wiley Hollow Road Culleoka, Tennessee 38451	New Owner	04116005900

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **RUSSELL SCOTT HACKNEY, RICKY STILLINGS and CHRISTOPHER HACKNEY, each a one-third undivided interest as devisees of the Estate of Patricia Ann Hackney, JOE M. HAYNES, Executor of the Estate of Patricia Ann Hackney, and JOE M. HAYNES, Trustee of the Testamentary Trust for the benefit of Christopher Hackney under the Will of Patricia Ann Hackney**, have this day bargained and sold, and do hereby transfer and convey, unto **RUSSELL SCOTT HACKNEY, a married man**, the Grantee herein, his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot(s) 1, as shown on the map entitled Revised Resubdivision Of Lot 1 Of A Resubdivision Of A Portion Of A Tract Marked "Reserved for Commercial No. 2" on the plat of Bellshire Estates, Sec. 5, of record in Book 4595, Page 38, Revised in Book 4595, Page 137, and in Book 4595, Page 138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to PATRICIA ANN HACKNEY, by deed from STAFFORD PARTNERS NO. 1, L.P., A TENNESSEE LIMITED PARTNERSHIP COMPRISED OF JIM O. STAFFORD, MARK LEE STAFFORD, AND ANN MARIE STAFFORD THURMAN, of record in Instrument No. 20051202-0145197, dated December 1, 2005, said Register's Office. PATRICIA ANN HACKNEY died testate on June 13, 2006. The will of PATRICIA ANN HACKNEY of record in Docket No. 06P980, Probate Court for Davidson County, Tennessee, authorizes the executor, Joe M. Haynes, to sell said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 400,000 Terrill Sell
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March 20 10
Lisa Anderson
Deputy Register

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value whichever is greater, for this transfer is $ 400,000.00.
Subscribed and sworn to before me this 26th day of February, 2010.
My Commission Expires: 3/10/2012

Russell S. Hackney
Affiant
Judy Callis
Notary Public

This is improved property located at 1105 Tuckahoe Drive, Nashville, Davidson County, Tennessee 37207.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee his (successors), heirs and assigns forever we covenant that we 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 26th day of February, 2010.

Russell S. Hackney
RUSSELL SCOTT HACKNEY

Ricky Stillings
RICKY STILLINGS

Christopher Hackney
CHRISTOPHER HACKNEY

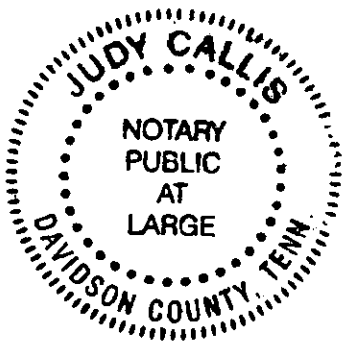
Joe M. Haynes, Executor
JOE M. HAYNES, Executor of the Estate of Patricia Ann Hackney

Joe M. Haynes, Trustee
JOE M. HAYNES, Trustee of the Testamentary Trust for the benefit of Christopher Hackney under the Will of Patricia Ann Hackney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy Callis, a Notary Public in and for said County and State, **RUSSELL SCOTT HACKNEY, RICKY STILLINGS, CHRISTOPHER HACKNEY, JOE M. HAYNES, Executor of the Estate of Patricia Ann Hackney, and JOE M. HAYNES, Trustee of the Testamentary Trust for the benefit of Christopher Hackney under the Will of Patricia Ann Hackney**, the within named 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 Goodlettsville, Tennessee, this the 26th day of February, 2010.



Judy Callis
NOTARY PUBLIC

My Commission Expires: 3/10/2012