89-B

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 10020129** BILL GARRETT, Davidson County Trans:T20100018558 DEEDWARR Recvd: 03/30/10 15:03 2 pgs Fees:13.00 Taxes:1961.00 20100330-0023729	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration ~~or value~~, whichever is greater, for this transfer is: $530,000.00 Affiant Subscribed and sworn to before me, this 26th day of March, 2010. Notary Public My Commission Expires: [illegible]

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Brian C. Wille and Shannon Wille 134 Taggart Ave Nashville TN 37205	Send Tax Bills To: First Tennessee Bank, N.A. 1 Mortgage Way Mount Laurel, NJ 08054	Tax Information: Tax Parcel ID No. 13-5-17.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Christopher Sudekum Johnston, married** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Brian C. Wille and Shannon Wille, husband and wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 16 of Block G on the Map of the Second Revised Plan of Highlands of Belle Meade No. 2, Blocks E.F.G.H. and K. as of record in Book 1130, Page 72, Register's Office for said County. Beginning at a point in the northerly margin of Taggart Avenue at the common corner of Lots Nos. 15 and 16; thence northerly with the line between the lots 200 feet to a point in the southerly line of Lot No. 17; thence easterly with the line of Lot No. 17, 74.87 feet to a point in the westerly margin of Heady Drive; thence with the westerly margin of the same, 183.06 feet to a point at the beginning of a curve at the intersection of Heady Drive and Taggart Avenue; thence around said curve southwesterly 37.5 feet to a point in the northerly margin of Taggart Avenue; thence with the margin the same, 113.73 feet to the beginning. Being the same property conveyed to Christopher Sudekum Johnston by Warranty Deed from R. Don Barnes, Jr. and wife, Leigh McElree Barnes, recorded on the 11th day of October, 2002 in Instrument No. 20021011-0125199, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2010 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of HIGHLANDS OF BELLE MEADE NO.2, as recorded in Plat Book 1130, Page(s) 72.

Covenants, Conditions and Restrictions as set forth in Restrictions and Easement as set out in Book 1300, Page 397, Book 1303, Page 693 and Book 1361, Page 210.

This is improved property located at 134 Taggart Ave Nashville TN 37205.

Melissa Leigh Windham Johnston joins in this instrument to convey any and all interest, marital or otherwise, in said property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it 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 taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of March, 2010.

Christopher Sudekum Johnston

Melissa Leigh Windham Johnston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Christopher Sudekum Johnston and Melissa Leigh Windham Johnston, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of March, 2010.

Notary Public

My Commission Expires: 11/22/10

William T. Chapman, IV
State Of Tennessee Notary Public
Davidson County