Return to: File Box 9-B
First Title and Escrow Co.
ftec file #29396

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #10-1059

SUCCESSOR TRUSTEE'S SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **NASHVILLE BANK & TRUST, SUCCESSOR TRUSTEE OF THE PATRICIA KIRKMAN COLTON RECEPTACLE TRUST AGREEMENT DATED DECEMBER 27, 1995** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Pauline Bell Herndon, married**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Being Lot No. 4 on the Plan of Chickering Park, Section III, of record in Book 2663, Pages 90 and 91, Register's Office for said County, and described as follows:

Beginning at a point in the north terminus of Park Ridge Drive at the corner of Lots No. 3 and 4; thence with the line between said lots, northwesterly 420.6 feet to a point; thence south 43 deg. 39' west 370.4 feet to a point; thence south 4 deg. 56' west 359.5 feet to a point; thence north 73 deg. 31' east 265 feet to a point; thence south 79 deg. 44' east 73.65 feet to a corner of Lot No. 6; thence with the line between Lots No. 4 and northeasterly 213.8 feet to the northwest terminus of Park Ridge Drive; thence in a northeasterly direction, around a curve, 86.17 feet to the point of beginning.

Being the same property conveyed to Nashville Bank & Trust, Successor Trustee of the Patricia K. Colton Qualified Personal Residence Trust by Trustee's Quitclaim Deed from Regions Morgan Keegan Trust (formerly AmSouth Bank), Trustee of the Patricia K. Colton Qualified Personal Residence Trust dated September 11, 2008, of record in Inst. No. 20080915-0094401, Register's Office, Davidson County, TN. The Grantor and Grantee of said Trustee's Quitclaim Deed has been corrected by Trustee's Quitclaim Deed Instrument of Correction recorded herewith as Instrument No. 20100405-0025133, RODC.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1101 Park Ridge Drive, Nashville TN, 37205.

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, Grantee's heirs or assigns, forever. Grantor does hereby covenant with the said Grantee that Grantor is authorized to convey said land in fee simple, has good right to convey it. Grantor does further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons claiming through or under the Grantor, but not otherwise. 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 THE EXECUTION HEREOF this 1st day of April, 2010.

NASHVILLE BANK & TRUST, SUCCESSOR TRUSTEE OF THE PATRICIA KIRKMAN COLTON RECEPTACLE TRUST AGREEMENT DATED DECEMBER 27, 1995.

Stephen E. Davis, Sr VP

BY: Stephen E. Davis, Senior Vice President, Senior Wealth Advisor

BILL GARRETT, Davidson County
Trans:T20100019515 DEEDWARRSP
Recvd: 04/05/10 13:35 2 pgs
Fees:13.00 Taxes:7825.50

20100405-0025134

State of Tennessee)
County of Davidson)

On this 1st day of April, 2010, before me the undersigned, a Notary Public in and for said County and State, personally appeared Stephen E. Davis with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Senior Vice President and Senior Wealth Advisor of the NASHVILLE BANK & TRUST, SUCCESSOR TRUSTEE OF THE PATRICIA KIRKMAN COLTON RECEPTACLE TRUST AGREEMENT DATED DECEMBER 27, 1995., the within named bargainor, a corporation, and as such officer as Senior Vice President and Senior Wealth Advisor, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Senior Vice President and Senior Wealth Advisor.

Witness my hand and seal in Nashville, Tennessee, this 1st day of April, 2010.

Notary Public

My Commission Expires: 7-8-13

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE TN DAVIDSON CO.

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 2,115,000.00.

Nashville Bank & Trust, Successor Trustee
By: Stephen E. Davis, Sr. VP

Affiant

Sworn and subscribed before me on this the 1st day of April, 2010.

Notary Public

My Commission Expires: 7-8-13

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE TN DAVIDSON CO.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Pauline Bell Herndon 1101 Park Ridge Drive Nashville, TN 37205	same	144-3-19