WARRANTY DEED

R-VRES-10-1006

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

STATE OF Tennessee

COUNTY OF Davidson $265,000.00

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $265,000.00

Affiant

Subscribed and sworn to before me, this 21st DAY OF May, 2010.

Notary Public

MY COMMISSION EXPIRES: 01/07/2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Abby Stephens	Renasant Bank	
1006 South Douglas Ave.	(NAME) 2001 Park Place North, Suite 650	
(ADDRESS) Nashville, TN 37204	(ADDRESS) Birmingham, AL 35203	105-13-151.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we DAVID WHITE AND JOAN LIND, HUSBAND AND WIFE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto ABBY STEPHENS , AN UNMARRIED WOMAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: BEING THE EASTERLY ONE HALF OF LOT NO. 20 ON THE MAP OF THE MCALLISTER PROPERTY OF RECORD IN BOOK 421, PAGE 10, REGISTER'S OFFICE FOR SAID COUNTY. SAID PART OF SAID LOT FRONTS 50 FEET ON THE NORTHERLY SIDE OF DOUGLAS AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO DAVID WHITE AND JOAN LIND, HUSBAND AND WIFE BY WARRANTY DEED FROM CLAY KELTON AND WIFE, REBECCA KELTON, RECORDED ON THE 7TH DAY OF DECEMBER, 2007 IN INSTRUMENT NO. 20071207-0141901, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

unimproved ( )

This is improved (X) property, known as 1006 South Douglas Avenue, Nashville, Tennessee 37204

(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans: T20100031889 DEEDWARR
Recvd: 05/27/10 09:32 2 pgs
Fees: 13.00 Taxes: 980.50

20100527-0040837

Witness my/our hand(s) this 21st day of May, 2010.

David White

Joan Lind by David White as attorney in fact

Joan Lind by David White as Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 21st day of May, 2010, before me personally appeared David White to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Joan Lind and who acknowledged he/she/they executed the same as the free act and deed of the said Joan Lind.

Witness my hand and official seal, this the 21st day of May, 2010.

Notary Public

My Commission Expires: 7-24-10

MARY FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

On this the 21st day of May, 2010, before me personally appeared David White to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 21st day of May, 2010.

Notary Public

My Commission Expires: 7-24-10

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903

MARY FRANCES RUDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.