THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 10050433** **Return to:** Foundation Title and Escrow, LLC 9045 Carothers Parkway, Suite 202 Franklin, TN 37067	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $815,000.00. Affiant Subscribed and sworn to before me, this 27th day of May, 2010. Notary Public My Commission Expires: My Commission Expires MAY 2, 2011 CHRIS A. TRELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Donald T. Sullivan, Jr. and Melissa Satterwhite 921 Cantrell Ave Nashville TN 37215	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 11608015900

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, **Lewis Forrest Conner and wife, Stephanie Barger Conner** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Donald T. Sullivan, Jr. and wife, Melissa Satterwhite** ("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 50, PLAN OF WOODMONT PARK SUBDIVISION, as shown on plat of record in Plat Book 547, Page 148, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property. Being the same property conveyed to Lewis Forrest Conner and wife, Stephanie Barger Conner by Warranty Deed from William M. Akers and wife, Walton C. Akers, recorded on the 4th day of September, 2001 in Instrument No. 20010904-0095227, 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 PLAN OF WOODMONT PARK SUBDIVISION, as recorded in Plat Book 547, Page(s) 148.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 921 Cantrell Ave Nashville TN 37215.

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.

BILL GARRETT, Davidson County
Trans:T20100036147 DEEDWARR
Recvd: 06/15/10 09:15 2 pgs
Fees:13.00 Taxes:3015.50
20100615-0046310

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 27th day of May, 2010.

Lewis Forrest Conner

Stephanie Barger Conner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Lewis Forrest Conner and Stephanie Barger Conner, 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 27th day of May, 2010.

Notary Public

My Commission Expires: 11/22/10

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