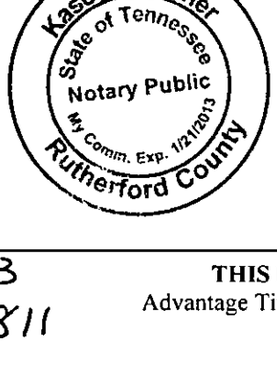
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $240,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF JULY, 2010.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

Box 13
#15811

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142
Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michele Morton	Peoples Home Equity, Inc.	04900029200
(NAME)	(NAME)	
4621 Clarksville Pike	213 Ward Circle, Ste 201	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37218-1509	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Audrey J. Watkins, Successor Trustee and Valerie A. Brown, Successor Trustee of and The Walter Bryant, Jr. and/or Ellen L. Bryant Revocable Living Trust, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michele Morton, married, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot Number 1 on the plat of Bryant Subdivision of recordin Plat Book 4470, page 41, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being part of the property conveyed to THE WALTER BRYANT, JR. AND/OR ELLEN L. BRYANT REVOCABLE LIVING TRUST, by deed of record in Instrument No. 20040212-0016929, Register's Office for Davidson County, Tennessee. Walter Bryant, Jr. and Ellen L Bryant having since died leaving Audrey J. Watkins and Valerie A. Brown as Successor Co-Trustees of THE WALTER BRYANT, JR. AND/OR ELLEN L. BRYANT REVOCABLE LIVING TRUST.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as 4621 Clarksville Pike, Nashville, TN 37218

(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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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:T20100042084 DEEDWARR
Recvd: 07/09/10 10:59 2 pgs
Fees:13.00 Taxes:888.00

20100709-0053806

Witness our hands this 6th day of July, 2010.

Audrey J. Watkins, Successor Trustee and Valerie A. Brown, Successor Trustee of

By: Audrey J. Watkins Successor Trust

Audrey J. Watkins, Successor Trustee and Valerie A. Brown, Successor Trustee of

Valerie A Brown, Successor Trustee

The Walter Bryant, Jr. and/or Ellen L. Bryant Revocable Living Trust

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 6th day of July, 2010, before me, personally appeared Audrey J. Watkins and Valerie A. Brown as Successor Co-Trustees of THE WALTER BRYANT, JR. AND/OR ELLEN L. BRYANT REVOCABLE LIVING TRUST, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 6th day of July, 2010.

Commission expires:

Notary Public

Kasey Kelchner
State of Tennessee
Notary Public
My Comm. Exp. 1/21/2013
Rutherford County