WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Affiant

Subscribed and sworn to before me, this 20th DAY OF July, 2010.

Notary Public

MY COMMISSION EXPIRES: 6/15/2014
(AFFIX SEAL)

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

G-OTTER-10-0628

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
James W. Wynn III.	Churchill Mortgage Corp.	
628 Hogan Road	761 Old Hickory Blvd.#400	
Nashville, TN 37220	Brentwood, TN 37027	146-11-88.00
(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, I/we COLLEEN LUCILE GUIDRY NOW KNOWN AS COLLEEN GUIDRY OTTINGER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JAMES W. WYNN, III AND WIFE, SARAH WYNN, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 35, CRIEVE HALL ESTATES, SECTION ONE REVISED, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 1835, PAGES 122-124, 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 COLLEEN LUCILE GUIDRY, UNMARRIED BY WARRANTY DEED FROM ALISA K. CULL AND HUSBAND, MICHAEL J. CULL, RECORDED ON THE 27TH DAY OF JUNE, 2006 IN INSTRUMENT NO. 20060627-0076660, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. COLLEEN LUCILE GUIDRY IS NOW MARRIED AND KNOWN AS COLLEEN GUIDRY OTTINGER.

CHRISTOPHER STUART OTTINGER JOINS IN THIS INSTRUMENT TO CONVEY ANY AND ALL INTEREST HE MAY HAVE IN AND TO SAID PROPERTY.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE OF RECORD IN BOOK 1835, PAGES 122, 123, AND 124, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 628 Hogan Road, Nashville, Tennessee 37220
(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:T20100045241 DEEDWARR
Recvd: 07/23/10 14:21 2 pgs
Fees:13.00 Taxes:1017.50
20100723-0057963

Witness my/our hand(s) this 20th day of July, 2010.

Colleen Lucile Guidry now known as Colleen Guidry Ottinger By: Talbott Ottinger, Attorney in Fact
Colleen Lucile Guidry now known as Colleen Guidry Ottinger

Christopher Stuart Ottinger By: Talbott Ottinger, Attorney in Fact
Christopher Stuart Ottinger

STATE OF Tennessee
COUNTY OF Davidson

On this the 20th day of July, 2010, before me personally appeared Talbott Ottinger 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 Colleen Lucile Guidry now known as Colleen Guidry Ottinger and Christopher Stuart Ottinger and who acknowledged he/she/they executed the same as the free act and deed of the said Colleen Lucile Guidry now known as Colleen Guidry Ottinger and Christopher Stuart Ottinger.

Witness my hand and official seal, this the 20th day of July, 2010.

Notary Public

My Commission Expires: 01/07/2013

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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