WARRANTY DEED

After Recording RETURN TO:
Closing & Title Services, Inc.
533 Rivergate Parkway
Goodlettsville, TN 37072-2027

R-BR-10-0508

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $540,000.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF August, 2010.

Notary Public

MY COMMISSION EXPIRES: 9/3/2012

GINA R. KRANTZ NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
(NAME) SMITH, WILES INC. ATTN: KEVIA DALTON	SUNTRUST MORTGAGE INC	
900 DIVISION STREET	(NAME) 401 COMMERCE STREET	
(ADDRESS) NASHVILLE, TN 37203	(ADDRESS) NASHVILLE, TN 37219	115-14-26.00
(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 STEPHEN M. OUTLAW AND WIFE, MELISSA OUTLAW, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto VICTORIA SHAW LOCKNAR AND ROBERT B. LOCKNAR, JR., WIFE AND HUSBAND, 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:

BEING LOT NO. 717 AND ALSO A SMALL STRIP OF LAND OFF THE SOUTHEASTERLY SIDE OF LOT NO. 718, ON THE PLAN OF SECTION VII, WEST MEADE FARMS, INC., OF RECORD IN BOOK 2331, PAGE 13, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AS FOLLOWS: SAID LOT NO. 717 AND PART OF LOT NO. 718 FRONT 164.9 FEET ON THE NORTHEASTERLY SIDE OF NEILWOOD DRIVE AND RUNS BACK BETWEEN LINES 544.4 FEET ON THE NORTHWESTERLY LINE, SAID LINE BEING A BROKEN LINE, AND 418.5 FEET ON THE SOUTHEASTERLY LINE TO A DEAD LINE MEASURING 169.5 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO STEPHEN M. OUTLAW AND WIFE, MELISSA OUTLAW BY WARRANTY DEED FROM HARRY E. GWIRTSMAN, MARRIED, RECORDED ON THE 5TH DAY OF OCTOBER, 2007 IN INSTRUMENT NO. 20071005-0118701, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES; B) INSTRUMENTS OF RECORD IN BOOK 2331, PAGE 13; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 508 Neilwood Drive, Nashville, Tennessee 37205
(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:T20100052385 DEEDWARR
Recvd: 08/23/10 15:59 2 pgs
Fees:13.00 Taxes:1998.00
20100823-0066728

SO.
MO

Witness my/our hand(s) this 19th day of August, 2010.

Stephen M. Outlaw

Melissa Outlaw

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephen M. Outlaw and Melissa Outlaw, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th day of August, 2010.

Notary Public

My Commission Expires: 5/20/14

(SEAL)

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