ADDRESS NEW OWNER:
Shane A. McCaslin
Jennifer McCaslin
7423 Stacy Drive
Nashville, TN 37221

SEND TAX BILL TO:
SunTrust Mortgage, Inc.
1001 Semmes Avenue
Richmond, VA 23224

MAP & PARCEL NOS.:
142-02-0 69

BILL GARRETT, Davidson County
Trans:T20100056426 DEEDWARR
Recvd: 09/08/10 15:12 2 pgs
Fees:13.00 Taxes:592.00
20100908-0071583

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **James A. Lankford, a widower** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Shane A. McCaslin and Jennifer L. McCaslin, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

**Being Lot No. 80 on the Plan of Cross Timbers Subdivision, Section II, as of record in Book 3700, Page 92, Register's Office for Davidson County, Tennessee,** to which plan reference is hereby made for a more particular description of said property.

**Being the same property conveyed to James A. Lankford and wife, Rowena Lankford, from A.C. Ferrell and wife, Minnie Ferrell, from Warranty Deed recorded in Book 5481, Page 5, Register's Office for Davidson County, Tennessee. The said Rowena Lankford having since died leaving James A. Lankford as the sole surviving tenant by the entirety. James A. Lankford is one and the same person as James A. Lankford, Sr.**

This is property with a common address of **7423 Stacy Drive, Nashville, TN 37221**.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being assumed by the Grantees; (2) The Plan of Record in Book 3700, Page 92, said Register's office and all matters therein.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and Interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

JALSR BY JALJR

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 31st day of August, 2010.

James A. Lankford, Sr.
By James A. Lankford, Jr.
Attorney in fact

**James A. Lankford, Sr., by James A. Lankford, Jr., Attorney in Fact**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August 2010, personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named James A. Lankford, Jr., with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that s/he is the Attorney-in-Fact of James A. Lankford, Sr., and is authorized by her/him to execute this instrument on her/his behalf by virtue of a Durable Power of Attorney recorded in Instrument No. 20100830-0068499 in said Register's Office.

Witness my hand and official seal at office, this 31st day of August 2010.

Notary Public
My Commission Expires: 5-6-2013
File No. 1008-158

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $160,000.00.

Affiant

Subscribed and sworn before me this 31st day of August, 2010.

Notary Public
My Commission Expires: 5-6-2013

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013