Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20100061348 DEEDWARR
Recvd: 09/29/10 12:39 2 pgs
Fees:13.00 Taxes:558.70
20100929-0077489

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $151,000.00

Affiant

Subscribed and sworn to before me, this 27th day of September, 2010.

Notary Public
My commission expires: 5-19-2014

DELAINA D. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

06-1009-74034

Address of New Owner:	Send Tax Bills to:	Tax Information
Matthew D. Fackler 1865 Brookmeadow LN Hermitage TN 37076	Churchill Mortgage Corp 761 Old Hickory Blvd #400 Brentwood TN 37027	064-16-0-D 071.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kelly K. Bean, now Kelly Hartle, married,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Matthew D. Fackler,** hereinafter called the Grantees, their successors 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 No. 190, on the Plan of Truxton Park, Section Two, of record in Instrument Book 20010515-0049898, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kelly K. Bean, by deed from Beazer Homes Corp., d/b/a Phillips Builders, a Tennessee corporation, dated September 25, 2001, recorded October 2, 2001, of record in Instrument No. 20011002-0106927, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1865 Brookmeadow LN, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 27th day of September, 2010.

Kelly K. Bean, now Kelly Hartle

James Hartle

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kelly Hartle and James Hartle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 27th day of September, 2010.

Notary Public

My Commission expires 1-17-12

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

J