WARRANTY DEED BILL GARRETT, Davidson County Trans:T20100064095 DEEDWARR Recvd: 10/08/10 13:50 2 pgs Fees:13.00 Taxes:751.10 20101008-0081060	State of Tennessee County of Williamson The actual consideration or value, whichever is greater, for this transfer is $203,000.00 Affiant Subscribed and Sworn to before me, this 5th day of October, 2010. Notary Public My commission expires: 7-22-14

AMY FREDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Samuel F. Anderson, Attorney at Law, 205 Powell Place, Suite 103, Brentwood, TN 37027

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL:
Kelly Perkins 9486 Highway 96 Franklin, TN 37064	Churchill Mortgage Corp. 761 Old Hickory Blvd Ste 400 Brentwood, TN 37027	17800005100

FOR AND IN CONSIDERATION of the sum of Ten Dollars, ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Lauren E. Hagan, unmarried,** hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **Kelly Perkins and wife Laura L. Perkins**, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 9th Civil District of Davidson County, Tennessee, being part of Tract No. 9 as shown on the survey of Donald R Carver, dated May 23, 1973, as follows:

Beginning at an iron pin in the northerly right-of-way of Highway 96, and being in the southeasterly corner of Tract No. 8 of said survey; thence, leaving said right-of-way, North 30 deg. 48 min. East 792.72 feet to an iron pin being the southwesterly corner of the Clara M. Adcock property (Book 5572, page 198, Register's Office for said County): thence, with Adcock's southwesterly property line, South 56 deg. 24 min. 08 sec. East 272.52 feet to an iron pin, being Adcock's southeasterly property line; thence leaving Adcock's southeasterly property line, South 30 deg. 42 min. 50 sec. West 301.91 feet to an iron pin in the northerly right-of-way of Highway 96; thence, with said right-of-way, North 60 deg. 10 min. West 47.0 feet to a concrete marker; thence, North 52 deg. 30 min. West 202.0 feet to a concrete marker; thence, North 59 deg. 50 min. West 25.78 feet to the point of beginning.

Being the same property conveyed to Lauren E. Hagan by deed from Kimberly Richey of record in Instrument No. 20080425-0042595, Register's Office for Davidson County, Tennessee.

Taxes for the year 2010 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

This is (x) improved ( ) unimproved property known as 9486 Highway 96, Franklin, TN 37064.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee

simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 our hands this 5th day of October, 2010.

Lauren E Hagan
Lauren E. Hagan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **Lauren E. Hagan** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of October, 2010.

Notary Public

My Commission Expires: 1/7/13

SAMUEL F. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY