Davidson County DEEDWARR
Recvd: 10/28/10 15:09 3 pgs
Fees:18.00 Taxes:531.32
20101028-0086474

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $143,600.00

Christopher Burke
Affiant

Subscribed and sworn to before me, this 21st DAY OF October, 2010.

Notary Public

MY COMMISSION EXPIRES: 6-5-12

KIMIE PERRY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

(AFFIX SEAL)

ET-10-2009

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christohper Burke	Pinnacle National Bank	
2161 Riverway Drive (ADDRESS)	150 3rd Ave South, Suite 900 (NAME) (ADDRESS)	53-6-A-164.00 CO
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Nashville, TN 37201 (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, we NATHAN TYLER QUALLS AND AMY SUZANNE KAPOLKA QUALLS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHRISTOPHER BURKE, UNMARRIED, 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 164, Plan of Phase 2, Waterford, as shown on plat of record in Plat Book 7900, Page 412 & 413, 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 Amy Suzanne Kapolka and Nathan Tyler Qualls by deed of by instrument #20060929-0119424, Register's Office for Davidson County, Tennessee.

Amy Suzanne Kapolka is now known as Amy Suzanne Qualls by virture of marrigage to Nathan Tyler Qualls.

This conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and right for public utilites applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 2161 Riverway Drive, Old Hickory, Tennessee 37138
(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.

Witness my/our hand(s) this 21st day of October, 2010.

Nathan Tyler Qualls

Amy Suzanne Kapolka Qualls

STATE OF Tennessee

COUNTY OF Wilson

On this the , before me personally appeared Nathan Tyler Qualls and Amy Suzanne Kapolka Qualls to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 21st day of October, 2010.

Notary Public

My Commission Expires: 09-17-11

(SEAL)

SHELLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520

CERTIFICATE OF AUTHENTICITY

I, Kimie Perry, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

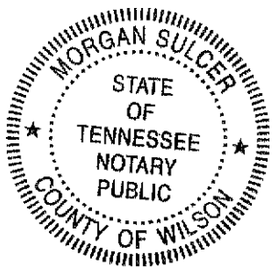
Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Kimie Perry, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: September 2, 2013