THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 29814-10-2010** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $700,524.30. Affiant Subscribed and sworn to before me this 3rd day of November, 2010. Notary Public My Commission Expires: My Commission Expires MAY 8, 2012

GEORGE E. MUDTER, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Stephanie Greenfield, Pete Greenfield 5920 Long Meadow Road Nashville, TN 37205	**Send Tax Bills To:** FIDELITY BANK MORTGAGE 3 Corporate Square, #700 Atlanta, GA 30329	**Tax Information:** Map and Parcel No.: 116 090 02900

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Karyn C. Bryant**, married, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Peter R. Greenfield and wife, Stephanie G. Greenfield** ("Grantee"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5920 Long Meadow Road, Nashville, TN 37205

John M. Bryant, Jr., spouse of Karyn C. Bryant, joins in the execution of this instrument to convey any marital interest he may have by virtue of his marriage to the said Karyn C. Bryant.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 3rd day of November, 2010.

John M. Bryant, Jr.

Karyn C. Bryant, by John M. Bryant, Jr. a Attorney-in-Fact
Karyn C. Bryant
BY: John M. Bryant, Jr., Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **John M. Bryant, Jr.**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said Karyn C. Bryant and is authorized by the said Karen C. Bryant to execute this instrument on her behalf.

Witness my hand, at office, this 3rd day of November, 2010.

GEORGE E. MUDTER, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Notary Public

My Commission Expires: My Commission Expires MAY 8, 2012

BILL GARRETT, Davidson County
Trans:T20100071228 DEEDWARR
Recvd: 11/09/10 13:48 2 pgs
Fees:13.00 Taxes:2591.94

20101109-0090032

STATE OF TENNESSEE
COUNTY OF TENNESSEE

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

Witness my hand, at Office, this 3rd day of November, 2010.

Notary Public

My commission expires:_____

GEORGE E. MEYER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 8, 2012

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 350 on the Plan of Hillwood Estates, Section 14, of record in Plat Book 2900, page 36, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to John M. Bryant, Jr. and wife, Karyn C. Bryant, by deed dated October 15, 1998, from Crews Johnston III and wife, Bratschi C. Johnston, of record in Book 11160, page 332, Register's Office for Davidson County, Tennessee. Being further conveyed to Karyn C. Bryant by quitclaim deed from John M. Bryant, Jr. of record in Instrument No. 20060106-0002480, said Register's Office.

This conveyance is made subject to:

1. All matters appearing on the Plan of record as Plat Book 2900, page 36, Register's Office for Davidson County, Tennessee.