39 B

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION ~~OR~~ VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $730,000.00 Affiant Subscribed and sworn to before me, this 14th day of January, 2011 Notary Public MY COMMISSION EXPIRES: 5/20/14 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shannon Drumm	Pinnacle Bank	157-08-A
(NAME)	(NAME)	(MAP)
15 Middleton Park Lane	150 3rd Ave S. Ste 900	017.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37215	Nashville TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Bruce A. Hancock and spouse, Kathleen S. Hancock, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Shannon Drumm, a married woman, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Lot No. 17, on the Plan of the 3rd Revision, Middleton, of record in Book 6900, page 900, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Bruce A. Hancock and wife, Kathleen S. Hancock, by deed from John M. Thetford and wife, Susan Thetford, of record in Book 9599, page 238, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 15 Middleton Park Lane, Nashville, Tennessee 37215

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 and assigns forever; and we do covenant with the said GRANTEES 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 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.

BILL GARRETT, Davidson County
Trans:T20110004277 DEEDWARR
Recvd: 01/21/11 13:05 2 pgs
Fees:13.00 Taxes:2701.00
20110121-0006063

Witness my/our hand(s) this 14th day of January, 2011.

Bruce A. Hancock

Kathleen S. Hancock

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Bruce A. Hancock and Kathleen S. Hancock with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 14th day of January, 2011.

Notary Public

My Commission Expires: 9/23/13

JENNIFER S. DUNLAP
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY