WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, ~~WHICHEVER~~ IS GREATER IS, $138,825.00.

Affiant

Subscribed and sworn to before me this 25th day of March, 2011.

Notary Public
My Commission expires: 8-18-14
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Helen Bunner	Peoples Home Equity	Map 108-04
929 Norwalk Drive	215 Ward Circle	Parcel 151.00
Nashville, TN 37214	Brenwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Peggy M. McKnight, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Helen Bunner and Thomas Bunner, wife and husband**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 339 of Plan of Section Six, Larchwood, of record in Plat Book 6250, page 235, Register's Office for said County, to which plat reference is hereby made for a more full and complete legal description of lot.

Being the same property conveyed to Peggy M. McKnight, unmarried by Warranty Deed from James M. Fischer, Jr. and wife, Mary V. Fischer dated 11/23/86 of record in Book 6905, page 605, Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Taxes and assessments for the year 2011County Taxes and subsequent years.
- .
- Subject to all matters as shown on the Plan of record in Plat Book 6250, page 235, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 6452, page 163, Register's Office for Davidson County, Tennessee.

This is improved property known as: 929 Norwalk Court, Nashville, TN 37204

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this March 25, 2011.

Peggy M. McKnight
Peggy M. McKnight

BILL GARRETT, Davidson County
Trans:T20110022591 DEEDWARR
Recvd: 04/18/11 10:00 2 pgs
Fees:13.00 Taxes:513.65
20110418-0029611

STATE OF TENNESSEE
COUNTY OF Wilson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Peggy M. McKnight, unmarried** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this March 25, 2011

My commission expires 1-6-14

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

LIMESTONE TITLE & ESCROW, LLC

After Recording Return To:
Limestone Title & Escrow, LLC
5409 Maryland Way, Suite 130
Brentwood, TN 37027