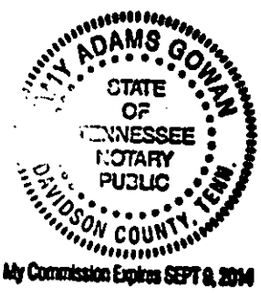
RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is
$125,000.00

Stephanie L. Fults
Affiant

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

Notary Public

My commission expires:_____

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20110031650 DEEDWARR
Recvd: 05/27/11 09:31 2 pgs
Fees:13.00 Taxes:462.50
20110527-0040672

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Stephanie L. Fults **Robbie J. Fults**	~~New Owner~~ Franklin Synergy Bank	**Map\Parcel: 128-13-0-A-320.00CO**
320 Westfield Drive	3301 Aspen Grove Dr., #200	
Nashville, TN 37221	Franklin, TN 37067	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Lucinda Moser Cain and husband, Jacob K. Cain

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Stephanie L. Fults, a single woman and Robbie J. Fults, a single woman, as joint tenants with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in DAVIDSON County, Tennessee, being a certain condominium apartment in Davidson County, Tennessee, being Unit 320 of the Westfield Condominiums (formerly The Hamlet), a Horizontal Property Regime, pursuant to plat of record in Book 6250, Page 748, as further shown and described in an amended document of record in Book 6831, Page 982, all in the Register's Office for Davidson County, Tennessee, which plan and thereof are incorporated herein and made a part hereof by reference. There is conveyed with the above described condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of Westfield Condominiums, as said areas are set forth and defined in the Master Deed and By-Laws of record in Book 6678, Page 771, and amended in Book 6736, Page 110, Book 6801, Pge 962, Book 6831, Page 982 and Book 7271, Page 256, all in the Register's Office for Davidson County, Tennessee, and to which reference is hereby made for a more particular description.

Being the same property conveyed to Lucinda Moser, unmarried, by Warranty Deed from Stacy Williams, unmarried, dated August 10, 2007, of record in Instrument No. 20070814-0097089, Register's Office for Davidson County, Tennessee. Lucinda Moser having since married and is now known as Lucinda Moser Cain. Jacob K. Cain joins in the execution of this instrument to convey any marital rights and interest he may have in and to said property.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Restrictive covenants contained in an instrument of record in Book 6551, Page 988, Register's Office for DAVIDSON County, Tennessee. Charter for Homeowners Association of record in Book 6746, Page 677, Register's Office for DAVIDSON County, Tennessee. Utility Easement of record in Book 7803, Page 694, Register's Office for DAVIDSON County, Tennessee. Sewer Line Easement of record in Book 6551, Page 981, Register's Office for DAVIDSON County, Tennessee.

Easement of record in Book 4851, Page 918 and Book 6551, Page 988, Register's Office for DAVIDSON County, Tennessee. All Matters of record in Book 6250, Page 748, Register's Office for DAVIDSON County, Tennessee. Master Deed of record in Book 6678, Page 771 and amended in Book 6736, Page 110, Book 6801, Page 962, Book 6831, Page 982 and Book 7271, Page 256, Register's Office for DAVIDSON County, Tennessee. By-Laws of record in Book 6678, Page 802, Register's Office for DAVIDSON County, Tennessee. Subject to the flow of any stream across the subject property. Any and all visible easements lying on or across the property. Subject to the rights of others in and to common areas / elements. Subject to lien for special assessment contained in DCCR's / Master Deed. Subject to HOA dues, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as 320 Westfield Drive, Nashville, TN 37221.

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 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.

Witness my/our hand(s) this 25th day of May, 2011.

Lucinda Moser Cain

Jacob K. Cain

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public of said County and State, Lucinda Moser Cain and Jacob K. Cain, the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of May, 2011.

Notary Public

My Commission Expires: 5-26-2013

KEITH H. SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: **110294KS**
RECORD & RETURN TO:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027