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[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Raymond E. Tarkington, Jr. and Jennifer Jo Tarkington		Map/Parcel -
9456 Ashford Place	NEW OWNER	144 00 0 068.0
Brentwood, TN		

This instrument prepared by : Robert J. Notestine, III, Attorney, 109 Kenner Avenue, Ste 201, Nashville, TN 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged **Ray Tarkington, an unmarried person** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Raymond E. Tarkington, Jr., and wife, Jennifer Jo Tarkington** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being a part of an unnumbered lot of ground described as the Heise property set forth and described on a plat showing a property survey to divide unnumbered lots City of Forest Hills known as the Green Hills Realty Company's Forest Hills Community Subdivision of record in Book 3600, Page 81, Register's Office of Davidson County, Tennessee, and described according to a survey made by J. C. Higgs, Surveyor, as follows:

Beginning at a point in the Westerly margin of Hillsboro Road at the Southeasterly corner of Lot No. 10 on said subdivision plat, said Lot No. 10 being shown on said plat as the Price property, said point being the Northeasterly corner of the tract of land herein conveyed; thence running along the margin of said Hillsboro Road South 35 deg. 25' West 200 feet to a point; thence running North 50 deg. West, along the boundary line between the land herein conveyed and the Leonard Cash property 638 feet to an iron pin; thence North 40 deg. East 62 feet to an iron pin; thence South 50 deg. East 43 feet to an iron pin; thence North 40 deg. East 97 feet to an iron pin in the Northerly boundary line of the tract of land herein conveyed and said Lot No. 10 heretofore described; thence South 54 deg. 37' East 589 feet to the Westerly margin of Hillsboro Road, the point of beginning, containing 2.50 acres of land.

Being the same property conveyed to Ray Tarkington and wife, Ann S. Tarkington by Warranty Deed from Edmond M. Tipton and wife, Ethel Williams Tipton, recorded on the 8th day of November, 1993 in Book 9143, Page 997, in the Register's Office of Davidson County, Tennessee.

Ann S. Tarkington has since died and title was vested solely unto Ray Tarkington as the sole surviving tenant by the entirety.

This conveyance is subject to the following:

1. Taxes for the year 2010, which have been prorated, the payment of which has been assumed by the Grantee.
2. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of GREEN HILLS REALTY CO'S FOREST HILLS COMMUNITY SUBDIVISION, as recorded in Plat Book 3600, Page(s) 81, Register's Office for Davidson County, Tennessee.
3. Agreement for Dedication of Easement as set forth in instrument recorded in Book 7946, Page 880 and Book 8197, Page 249, said Register's Office.

This is improved property commonly known as: 6107 Hillsboro Pike, Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110036428 DEEDWARR
Recvd: 06/17/11 13:10 2 pgs
Fees:13.00 Taxes:2719.50
20110617-0046690

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
The actual consideration or value, whichever is greater for this transfer is $735,000.00

Affiant

Subscribed and sworn to before me
this 25th day of June, 2010

My Commission Expires:
My Commission Expires 01/09/2012

Notary Public

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 25th day of June, 2010.

Ray Tarkington

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th day of June, 2010, before me personally appeared Ray Tarkington to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

WITNESS my hand and official seal.

Notary Public

My Commission Expires:

My Commission Expires 01/09/2012

RYAN HUNTER ALSUP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY