RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027
File No.: TN110464

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20110046392 DEEDWARR
Recvd: 08/01/11 09:51 2 pgs
Fees: 13.00 Taxes: 758.50
20110801-0058588

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00.

Scott C Billingsby
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th day of July, 2011.

NOTARY PUBLIC

My commission expires: 8-4-14

HURTLY GORDON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martha C. Houston 918 Harpeth Trace Drive Nashville, TN 37221	Same address as new owner	143060B00200CO

FOR AND IN CONSIDERATION of the sum of Two Hundred Five Thousand and 00/100 Dollars ($205,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **SCOTT C. BILLINGSBY**, **unmarried,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **MARTHA C. HOUSTON**, **unmarried,** hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 2 on the Plan of Harpeth Ridge, Planned Unit Development of record in Book 5200, page 723, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property as conveyed to SCOTT C. BILLINGSBY by Warranty Deed from Christopher M. Goodwin, unmarried and Patricia A. Edmundon Goodwin, unmarried, dated May 10, 2007, recorded May 14, 2007 at Instrument Number 20070514-0057446, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on plat of record in Book 5200, page 723; to any and all easement and/or restrictive covenants of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is improved property known and designated as 918 Harpeth Trace Drive, Nashville, TN 37221.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that it is unencumbered except by lien of the 2011 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, this the 20th day of July, 2011.

SCOTT C. BILLINGSBY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Scott C. Billingsby, 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 and seal, this the 20th day of July, 2011.

Notary Public

Printed Notary Name

My commission expires: 8-4-14

HUNTLY GORDON
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY