THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

GREGG W. CLARKE NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 167,500.00.

Sammy Etter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5 DAY OF August 2011

Notary Public

MY COMMISSION EXPIRES: JAN 04 2014
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Darlene L. Etter John C. Etter	USAA FEDERAL SAVINGS BANK	MAP 85-11
3026 Jenry Drive	10750 McDermott Freeway	PARCEL 77
Nashville, TN 37214	San Antonio TX 78288	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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 ACKNOWLEDGED, WE, **Nancy Maynord Caldwell and Susan Maynord, as Successor Co-Trustees of The Dorward D. Maynord Revocable Trust, Nancy Maynord Caldwell and Susan Maynord as Successor Co-Trustees of The J. Ilene Maynord Revocable Trust, and Nancy Maynord Caldwell, Susan Maynord, Allen W. Maynord, John P. Maynord, individually,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Darlene L. Etter and husband, John C. Etter,** 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 Lot No. 38 on the Plan of Section One, Stanford County Club Estates, of record in Plat Book 2900 page 50, Registers Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dorward D. Maynord and wife Ilene P. Maynord by deed dated April 20, 1960 from Brentwood Homes, Inc., of record in Book 3067 page 499, Registers Office for Davidson County, Tennessee, and further being the same property conveyed to Dorward D. Maynord and wife Ilene P. Maynord as equal tenants in common by quitclaim deed dated December 15, 2009, of record in Instrument No. 20100122-0005763.

The said J. Ilene Maynord having since died on January 18, 2010. Her Last Will and Testament is being probated in the 7th Circuit Court of Davidson County, Tennessee, File No.11P-1160, for muniment only, said Will devising said property to Nancy Maynord Caldwell and Susan Maynord, as Successor Co-Trustees of The J. Ilene Maynord Revocable Trust. Further, the undersigned Nancy Maynord Caldwell, Susan Maynord, Allen W. Maynord and John P. Maynord join in this conveyance in order to convey all of their right, title and interest in the subject property.

The said Dorward D. Maynord having since died on December 10, 2010. His Last Will and Testament is being probated in the 7th Circuit Court of Davidson County, Tennessee, File No.11P-1161, for muniment only, said Will devising said property to Nancy Maynord Caldwell and Susan Maynord. As Successor Co-Trustees of The Dorward D. Maynord Revocable Trust. Further, the undersigned Nancy Maynord Caldwell, Susan Maynord, Allen W. Maynord and John P. Maynord join in this conveyance in order to convey all of their right, title and interest in the subject property.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is (X) IMPROVED property known as **3026 Jenry Drive, Nashville, TN 37214.**

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.

Witness our hand(s) this the 5th day of August, 2011.

BILL GARRETT, Davidson County
Trans:T20110049040 DEEDWARR
Recvd: 08/10/11 13:19 3 pgs
Fees:18.00 Taxes:619.75

20110810-0061699

THE DORWARD D. MAYNORD REVOCABLE TRUST

Nancy Maynord Caldwell, Co-Trustee

Nancy Maynord Caldwell, Co-Trustee

Susan Maynord, Co-Trustee

Susan Maynord, Co-Trustee

THE J. ILENE MAYNORD REVOCABLE TRUST

Nancy Maynord Caldwell, Co-Trustee

Nancy Maynord Caldwell, Co-Trustee

Susan Maynord, Co-Trustee

Susan Maynord, Co-Trustee

Nancy Maynord Caldwell, individually

Allen W. Maynord, individually

Susan Maynord, individually

John P. Maynord, individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Nancy Maynord Caldwell,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence who acknowledged herself to be the CO-TRUSTEE for THE J. ILENE MAYNORD REVOCABLE TRUST and THE DORWARD D. MAYNORD REVOCABLE TRUST, that she as such CO-TRUSTEE being authorized to do so, executed the forgoing instrument for the purposes contained therein by signing as the CO-TRUSTEE of THE J. ILENE MAYNORD REVOCABLE TRUST and THE DORWARD D. MAYNORD REVOCABLE TRUST.

Witness my hand and official seal this the 5 day of August, 2011.

My Commission expires: 1-4-12

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

STATE OF ALABAMA
COUNTY OF Mobile

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Susan Maynord,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the CO-TRUSTEE for THE J. ILENE MAYNORD REVOCABLE TRUST and THE DORWARD D. MAYNORD REVOCABLE TRUST, that she as such CO-TRUSTEE being authorized to do so, executed the forgoing instrument for the purposes therein contained by signing as the CO-TRUSTEE of THE J. ILENE MAYNORD REVOCABLE TRUST and THE DORWARD D. MAYNORD REVOCABLE TRUST.

Witness my hand and official seal this the 4th day of August, 2011.

My Commission expires: 1/3/2015

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Nancy Maynord Caldwell, Allen W. Maynord and John P. Maynord,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that they executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 5 day of August, 2011.

My Commission expires: 1-9-12

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public

STATE OF ALABAMA
COUNTY OF Mobile

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Susan Maynord,** the within bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 4th day of August, 2011.

My Commission expires: 1/3/2015

Notary Public