Return To:

Brentwood Title & Escrow, LLC
320 Seven Springs Way
Suite 150
Brentwood, TN 37027

This instrument prepared by: Fearnley & Califf, PLLC
25 Century Blvd, Suite 212
Nashville, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 21st day of September, 2011, by and between Pearline Y Gleaves, an unmarried woman, party of the first part, and Gregory Terrell and Tiffany Terrell, a married couple, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Being Lot Number 100 on the Plan of Phase One, Section Five, New Hope Point, of record in Plat Book 9700, Page 591, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being all or part of the same property conveyed to Pearline Y. Gleaves, by virtue of that certain Warranty Deed dated August 27, 2001, at Instrument No. 20010830-0094279 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2011 Davidson **County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.**

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Pearline Y. Gleaves
Pearline Y Gleaves

BILL GARRETT, Davidson County
Trans:T20110060586 DEEDWARR
Recvd: 09/29/11 10:44 2 pgs
Fees:13.00 Taxes:601.25
20110929-0075474

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Pearline Y Gleaves, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of September, 2011.

Memorie White
Notary Public

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9-8-13

Property Owner & Address:	Tiffany Terrell and Gregory Terrell
	4708 Cape Hope Pass Hermitage, TN 37076
Tax Parcel No	098130A10000CO
Property Address:	4708 Cape Hope Pass Hermitage, TN 37076
MAIL TAX BILLS TO:	Network Funding, LP 9700 Richmond Avenue, Ste. 320 Houston, TX 77042

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $162,500.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED AND SWORN TO before me this 21st day of September, 2011.

Notary Public

My Commission Expires:

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
November 4, 2013