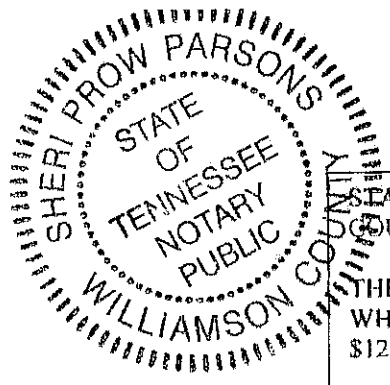


Davidson County DEEDWARR
Recvd: 10/06/11 08:55 3 pgs
Fees:18.00 Taxes:462.50
20111006-0077555

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00.

Linda J. Gilliam
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF October, 2011.

Sheri Prow Parsons
NOTARY PUBLIC

My Commission Expires: January 23, 2012

THIS INSTRUMENT PREPARED BY:
R. Kirkland Moser, Attorney, 201 4th Avenue North, Nashville, TN 37219

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Jamie Loranne Martin 3877 Cantarutti Road Joelton, TN 37080	Primary Residential Mortgage Inc. 4750 W. Wiley Post Way Suite 200 Salt Lake City, UT 84116	029-00-0-193

Warranty Deed

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

DAVID G. MCNEES, UNMARRIED

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

JAMIE LORANNE MARTIN, an unmarried woman

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

A certain tract or parcel of land in Davidson County, Tennessee, described according to a survey made August 12, 1959, by Hickerson-Miller, Engineers-Surveyors, Revised January 27, 1961, by E. L. Miller, Jr., and Company, surveyors, as follows:

Beginning at a point in the southeasterly margin of Cantarutti Road at an iron pin at the westernmost corner of property conveyed to Sue T. Viachos by Deed of Record in Book 2354, Page 286, Register's Office for said county; thence along the Viachos southwesterly line, south 24 degrees 30' east 560 feet, along the center of said branch, south 18 degrees 60' west 115 feet to a point; thence north 46 degrees west 655 feet, more or less, to the southeasterly margin of Cantarutti Road; thence along the margin of said road in a northeasterly direction, a distance

of 91 feet along a curve having a radius of 263 feet; thence, continuing with the margin of said road, north 65 degrees 30' east 244 feet to the beginning.

Being the same property conveyed to Travis S. Hudson et ux Mary M. Hudson, by deed from Larry R. Barnes et ux Sandra Barnes, of record as Book 5177, page 145, dated July 20, 1977, said Register's Office. The said Travis S. Hudson and Mary M. Hudson divorced as evidenced by Final Decree of Divorce of record in Bok 7745, page 99, said Register's Office. Being further conveyed to Mary M. Hudson by deed from Travis S. Hudson of record as Book 9976, page 429, dated March 8, 1996, said Register's Office. Being further conveyed to Mary M. McNees and husband, David G. McNees, by deed from Mary M. McNees, formerly known as Mary M. Hudson, creating a tenancy by the entireties, of record as Instrument No. 20031105-0162358, dated October 28, 2003, said Register's Office. The said Mary M. McNees having since died on or about June 12, 2004, leaving the said David G. McNees as the surviving tenant by the entirety.

This improved property is known as 3877 Cantarutti Road, Joelton ,TN 37080.

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. We do covenant with 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, except for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 5th day of October, 2011.

David G. McNees, by Albert McNees,
his Attorney-in- Fact

State of Tennessee)
County of Davidson)

On this 5th day of October, 2011, before me personally appeared Albert McNees, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of David G. McNees, and who acknowledged that she executed the same as the free act and deed of David G. McNees.

Notary Public

My commission expires:

BRANDY K. GOMEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV 4, 2013

I, Rosemary Smithson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Amy Cross Nance, a notary for this county and state, Rosemary Smithson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 2/23/15.

