THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***150,000.00.

Affiant

Subscribed and sworn to before me this 29 day of Oct, 2011.

Notary Public

My Commission Expires: 8.20.13

BILL GARRETT, Davidson County
Trans:T20110068922 DEEDWARR
Recvd: 11/02/11 14:55 2 pgs
Fees:13.00 Taxes:555.00
20111102-0085491

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Craig Botko 5905 Kinsdale Drive Nashville, Tennessee 37211	F & M Bank 100 Bluegrass Commons Suite 100 Hendersonville, Tennessee 37075	MAP 172-08-0 PARCEL 003.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty Thousand and 00/100 Dollars ($***150,000.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Colleen Whaley, married, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Craig Botko, unmarried, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 111 on the Plan of Forest Acres Estates, Section One, of record in Plat Book 3700, page 2, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Colleen Botko by Warranty Deed dated May 3, 2010, from Connie S. Matte, a single person, and Summer M. Matte, a single person, of record as Instrument No. 20100519-0038544 in the Register's Office for Davidson County, Tennessee; the said Colleen Botko having since married and is now known as Colleen Whaley.

This property is not now nor has it ever been the residence of the Grantor or her spouse.

This is improved property known as 5905 Kinsdale Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEE, his heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said GRANTEE that she 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 follows:

1. Real estate taxes for 2012 and all future years which have been assumed by Grantee herein.

2. Matters, if any, shown on the Plan of Forest Acres Estates, Section One, of record in Book 3700, page 2, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument on this the 31st day of October, 2011.

Colleen Whaley

Colleen Whaley

MICHAEL JON HAGEN
NOTARY PUBLIC - MINNESOTA
MY COMMISSION EXPIRES 01/31/16

STATE OF Minnesota)
COUNTY OF Crow Wing)

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

Witness my hand and official seal this 31st day of October, 2011.

Notary Public

My Commission Expires: 1-31-16