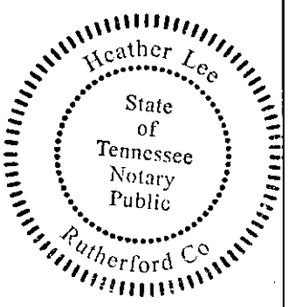
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 127,000.00

nMcKinney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of April, 2012

Heather Lee
Notary Public:

MY COMMISSION EXPIRES: 8-20-13
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Kevin J. George	Guaranty Trust Company	Parcel ID:
152 Clearlake Drive East	316 Robert Rose Dr.	13607010900
Nashville, TN 37217	Murfreesboro, TN 37129	

FOR AND IN 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

Dolly D. Hooberry, Trustee of the Dolly D. Hooberry Living Trust dated May 20, 2002, as amended and restated April 27, 2007

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Kevin J. George and wife, Amy B. George
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:

BEING Lot No. 176, on the Plan of Section Four, Priest Lake Park, of record in Plat Book 4460, Pages 15-17, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Dolly D. Hooberry, Trustee of the Dolly D. Hooberry Living Trust, dated May 20, 2002, as amended and restated April 27, 2007, by Quitclaim Deed from Dolly D. Hooberry, Trustee of the William D. Hooberry and wife, Dolly D. Hooberry Joint Revocable Living Trust Agreement, U/A/D May 20, 2002, of record in Instrument 20120501-0037004, said Register's Office. And being the same property conveyed to Dolly D. Hooberry Living Trust, dated April 27, 2007, by Quitclaim Deed from Dolly D. Hooberry, Grantor and Trustee of the William D. Hooberry and Dolly D. Hooberry Joint Revocable Living Trust Agreement of record in Instrument 20070515-0057859, said Register's Office.

This conveyance is subject to Restrictions of record in Book 4505, Page 774, said Register's Office.

This conveyance is made subject to: (1) 2012 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 4460, Page 16, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 152 Clearlake Drive East, Nashville, TN 37217

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 my hand this 27th day of April, 2012.

Dolly D. Hooberry, Trustee of the Dolly D. Hooberry Living Trust dated May 20, 2002, as amended and restated April 27, 2007

BY: Dolly D. Hooberry
Dolly D. Hooberry, Trustee

BILL GARRETT, Davidson County
Trans: T20120031595 DEEDWARR
Recvd: 05/01/12 08:49 2 pgs
Fees: 13.00 Taxes: 469.90
20120501-0037005

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 Dolly D. Hooberry, Trustee of the Dolly D. Hooberry Living Trust dated May 20, 2002, as amended and restated April 27, 2007, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she is Trustee of the Dolly D. Hooberry Living Trust dated May 20, 2002, as amended and restated April 27, 2007, and as such Trustee, she is authorized to execute this instrument on behalf of the Trust.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of April, 2012.

My Commission Expires: 11/7/12

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Return To: 120011608
Allegiance Title of TN, LLC
278 Doug Warpoole Road
Suite 317
Smyrna, TN 37167