THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 30576-04-2012** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $655,000.00. Affiant Subscribed and sworn to before me this 22nd day of May, 2012. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 8, 2016

WARRANTY DEED

Address New Owner: William Parker Mary F. Parker 4348 Beekman Drive Nashville, TN 37215	**Send Tax Bills To:** Wells Fargo Bank, N.A. 2701 Wells Fargo Way Minneapolis, MN 55467	**Tax Information:** Map and Parcel No.: 130 150 01400

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Robert P. Pulliam and wife, Kakijane Pulliam**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **William Parker and wife, Mary F. Parker** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4348 Beekman Drive, Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

BILL GARRETT, Davidson County
Trans:T20120038267 DEEDWARR
Recvd: 05/24/12 11:25 3 pgs
Fees:18.00 Taxes:2423.50
20120524-0045099

IN WITNESS WHEREOF, Grantor has executed this instrument on the 22nd day of May, 2012.

Robert P. Pulliam

Kakijane Pulliam

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Robert P. Pulliam and Kakijane Pulliam**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of May, 2012.

Notary Public

My Commission Expires:

GEORGE E. MUDTER JR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Chickering Hills, Section One, as of record in Plat Book 2331, page 8, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert P. Pulliam and wife, Kakijane Pulliam, by Quitclaim Deed dated January 3, 2006, from George E. Mudter, Jr., Trustee, of record in Instrument No. 20060110-0003820, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2012, a lien, which have been prorated and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 2331, page 8, Register's Office for Davidson County, Tennessee.
3. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 6391, page 642, Register's Office for Davidson County, Tennessee.