RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way, Suite 130
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20120048912 DEEDWARR
Recvd: 07/03/12 09:48 2 pgs
Fees:13.00 Taxes:821.40
20120703-0058295

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $222,000.00.

Cari Tiesl
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of June, 2012.

Dana Delworth
NOTARY PUBLIC

My commission expires: 01/07/2013

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary E Clay 823 Barrington Place Dr. Brentwood, TN 37027	new owner	171-040-CO57.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Two Thousand and 00/100 Dollars ($222,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **THOMAS M. WAYS AND GAIL WAYS, TRUSTEES OF THE WAYS FAMILY REVOCABLE LIVING TRUST**, hereinafter called the Grantor, has bargained and sold and by these presents does hereby transfer and convey unto, **MARY E. CLAY, UNMARRIED**, hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Williamson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 57 as set forth in the Master Deed and ByLaws for Barrington Place, a Horizontal Property Regime with Private Elements, of record in Instrument 20050914-0110701 and corrected in Instrument 20051025-0128696, P.U.D. Boundary Survey of record in Instrument 20050404-0036360, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property. Said Plan prepared by Anderson, Delk, Epps & Associates, Inc., R.L.S. No 1660, 618 Grassmere Park Dr., Suite 4, Nashville, TN 37211.

Being the same property conveyed to Thomas M. Ways and Gail Ways, Trustees of the Ways Family Revocable Living Trust, by Warranty Deed from Thomas M. Ways and wife, Gail Ways, dated 4/8/2010, recorded 4/9/2010, of record in Instrument No. 20100409-0026851, in the Register's Office for Williamson County, Tennessee.

This is improved property more commonly known as 823 Barrington Place Drive, Brentwood, TN 37027.

This conveyance is made subject to all matters as shown of record in the Register's Office for Williamson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenants with the said Grantee, that it is lawfully seized and possessed of said real estate; that it has a good right to convey the same; and that it is unencumbered except by lien of the 2012 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee.

The undersigned further covenant and binds itself, its successors and/or assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS ITS HANDS, this the 28 day of June, 2012.

THOMAS M. WAYS AND GAIL WAYS, TRUSTEES
OF THE WAYS FAMILY REVOCABLE LIVING TRUST
ESTABLISHED JUNE 12, 1991

BY: Gail Ways, Trustee
GAIL WAYS, TRUSTEE

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 28 day of June, 2012, before me, appeared Gail Ways, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that she is a Trustee of the Ways Family Revocable Living Trust, with sole authority to sell aforesaid property and that said instrument was signed in behalf of said Ways Family Revocable Living Trust, and said Trustee acknowledged said instrument to be the free act of deed of said Ways Family Revocable Living Trust.

WITNESS my hand and seal, this the 28 day of June, 2012.

Notary Public

David Webber
Printed Notary Name

My commission expires: 9/29/14

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 9-29-2014