THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR ~~THIS TRANSFER~~ IS $ 132,500.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF AUGUST, 2012. Notary Public MY COMMISSION EXPIRES: 1-6-2014 (AFFIX SEAL)

ANGELA G. BATSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 6, 2014

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark M. Barrett	ARK-LA-TEX Financial Services	MAP 91-6
5808 Morrow Road	5160 Tennyson Parkway; Suite 2000	PARCEL 38
Nashville, TN 37209	Plano, TX 75024	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I, **Michael Anthony Terry,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Mark M. Barrett and Melissa Stansell Barrett, husband and wife,** 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:

Land in Davidson County, Tennessee, being Lot No. 16 on the Revised Preliminary Plan of the Morrow Road Subdivision, not of record, described according to a survey made by W.W. Turner Company Engineers, dated may 1949, as follows:

Beginning at the northerly margin of Morrow road at the corner of lots number 15 and 16, said point also being 874 feet east of the easterly margin of 60th Avenue North; thence with the line between said Lots number 15 and 16, northwardly 125 feet to the northeast corner of Lot number 15; thence eastwardly 62 feet to the northwest corner of Lot number 17; thence with the line between Lots number 16 and 17 southwardly 125 feet to the northerly margin on Morrow road; thence with Marrow road westwardly 62 feet to the point of beginning.

Being the same property conveyed to Michael Anthony Terry by Deed from Donald K. Rucker and wife, Tina Rucker, of record at Instrument No. 20090707-0063200, Register's Office for Davidson County, Tennessee, dated July 1, 2009.

This property is not a marital residence and as such is not subject to ant homestead, dower or other marital interest as contemplated by statute.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **5808 Morrow Road, Nashville, TN 37209.**

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 the 6th day of August, 2012.

Michael Anthony Terry

BILL GARRETT, Davidson County
Trans:T20120059917 DEEDWARR
Recvd: 08/13/12 10:27 2 pgs
Fees:13.00 Taxes:490.25

20120813-0072080

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 **Michael Anthony Terry** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 6th day of August, 2012.

My Commission expires: 1-9-16

Notary Public