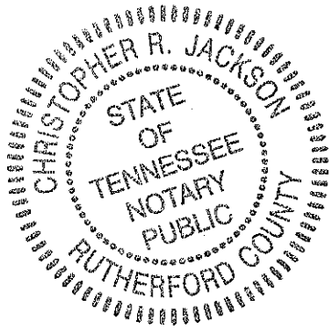
RETURN TO
Stewart Title Company
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129
File # 01282-9841



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $315,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF August, 2012.

NOTARY PUBLIC:
MY COMMISSION EXPIRES: May 16, 2015
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald F. & Debra H. Ward 1629 Stokley Lane Old Hickory, TN 37138	Regions Bank 2050 Pkwy Office Circle Birmingham, AL 35244	Map & Parcel: 06308022400

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,

William P. Walker, Jr. and wife, Nancy J. Walker

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Donald F. Ward and Debra H. Ward, husband and wife

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in County, state of Tennessee, described as follows: To wit:

Lot Number 106, Phase One, on the Plan of Cleveland Hall, as of record in Plat Book 11700, Page 51, and corrected in Instrument Number 19991209-0301348, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to William P. Walker, Jr. and Nancy J. Walker by Deed from Deutsche Bank National Trust Company dated May 6, 2009 of record Instrument Number 20090605-0052327, Register's Office for County, Tennessee.

This conveyance is made subject to the following:

1) 2012 taxes and subsequent years.
2) Any and all restrictions, conditions, and easements of record.
3) Property is subject to all matters affecting said premises as contained in Plat Book 11700, Page 51, and corrected by Certificate of Correction of record in Instrument No. 199912090301348, Register's Office for Davidson County, Tennessee.
4) Property is subject to Restrictive Covenants contained in 11725, Page 76, Register's Office for Davidson County, Tennessee.

This is Improved property known as: **1629 Stokley Lane, Old Hickory, TN 37138**
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 hands this 17 day of August, 2012.

Davidson County DEEDWARR
Recvd: 08/22/12 15:36 3 pgs
Fees:18.00 Taxes:1165.50
20120822-0075669

William P. Walker, Jr.

Nancy J. Walker

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, William P. Walker, Jr. and Nancy J. Walker, with whom I am personally acquainted, (or who 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 17th day of August, 2012.

Donna C. Plonk
NOTARY PUBLIC

DONNA C. PLONK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 11-3-2015

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

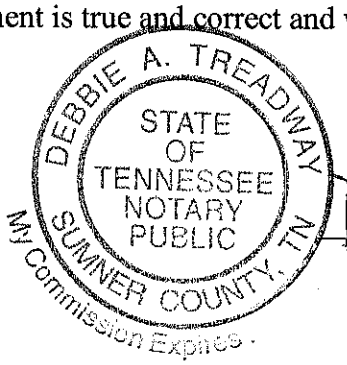
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Debbie Treadway, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Debbie A. Treadway

Notary Public

(SEAL)

My Commission Expires: 4/23/2013