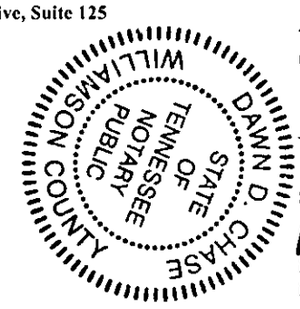
Prepared by:
Tennessee Title & Escrow Affiliates, LLC
1000 Corporate Center Drive, Suite 125
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $175,000.00



Affiant

Subscribed and sworn to before me, this 31st day of August 2012

Notary Public
My commission expires: 3/18/14

Address of New Owner:	Send Tax Bills to:	Tax Information
John William Padgett 817 Battlefield Drive Nashville, TN 37204	Pinnacle National Bank 150 Third Ave. S., Ste 900 Nashville, TN 37201	118-6-1.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Diane L. West, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **John William Padgett, unmarried, and John R. Padgett and wife, Pamela B. Padgett, all three as joint tenants with right of survivorship,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 817 on the Plan of Campbell Grove Condominiums as shown as Exhibit "A" to the First Amendment to the Master Deed of record in Book 6553, page 486, Register's Office for said County, to which reference is hereby made for a more complete description of said unit, together with an undivided interest in the common elements of Campbell Grove Condominiums appurtenant to said unit as defined in the Master Deed and By-Laws as filed in Book 6400, page 323, and as amended in Book 6553, page 486 and Book 8414, page 856, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Dannye L. West and wife, Diane L. West by deed from Dianne J. Lacey and husband, Christopher M. Gooch, III, dated March 22, 2001 and recorded in Instrument No. 20010328-0029572, Register's Office for Davidson County, Tennessee. Dannye L. West quitclaimed any and all of his interest to Diane L. West by Quitclaim deed dated February 15, 2008 and recorded in Instrument No. 20080229-0020380, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as 817 Battlefield Drive, Nashville, TN 37204

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

BILL GARRETT, Davidson County
Trans:T20120067758 DEEDWARR
Recvd: 09/10/12 13:49 2 pgs
Fees:13.00 Taxes:647.50
20120910-0081927

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 31st day of August, 2012.

Diane L. West

Diane L. West

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Diane L. West,** the bargainor(s), 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 and official seal at Franklin, Tennessee, this the 31st day of August, 2012.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 6/9/2013

FILE NO: 2012082210