BILL GARRETT, Davidson County
Trans:T20120079524 DEEDWARR
Recvd: 10/19/12 09:06 2 pgs
Fees:13.00 Taxes:253.45

20121019-0095931

Record & Return to and/Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $68,500.00

Affiant

Subscribed and sworn to before me, this 15th day of October, 2012.

Notary Public
My commission expires: 12-27-15

KATHLEEN A. TOMLINSON NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY COMM. EXP. 12/27/15

06-1209-74849

Address of New Owner:	Send Tax Bills to:	Tax Information
Benjamin A. Atkins 203 Laurel Hill Drive Old Hickory TN 37138	F&M Bank 100 Bluegrass Commons Suite 100 Hendersonville, TN 37075	064-13-0-B-051.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Thomas P. Anderson, Jr., Trustee for The Edgar W. Anderson Trust under Will of Adeline Weakly Anderson dated August 27, 2002**, hereinafter referred to as Grantor, has bargained and sold, and do hereby transfer and convey to **Benjamin A. Atkins, Married**, hereinafter called the Grantees, their successors 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 Unit No. 203, on the Plan of Laurel Hill Courtyard Homes, as established by the Restated Master Deed for Laurel Hill Courtyard Homes, of record in Book 8199, Page 799, said plan of record in Book 6900, Page 573, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Thomas P. Anderson, Jr., Trustee for The Edgar W. Anderson Trust by deed from Barbara A. White, dated November 7, 2005, recorded November 15, 2005, of record in Instrument No. 20051115-0137685, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 203 Laurel Hill Drive, Old Hickory, TN 37138

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 15 day of October, 2012.

Thomas P. Anderson, Jr., Trustee of
The Edgar W. Anderson Trust under
Will of Adeline Weakly Anderson dated
August 27, 2002.

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Thomas P. Anderson, Jr., Trustee of The Edgar W. Anderson Trust under Will of Adeline Weakly Anderson dated August 27, 2002, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 15 day of October, 2012.

Notary Public
State of Tennessee at Large

APRIL N. BRADLEY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF RUTHERFORD

My Commission expires 10-19-13