Record & Return To; Realty Title & Escrow Co., Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Robert Finch 405 Hillwood Boulevard Nashville, TN 37205	130-13-0-024.00	PrimeLending 18111 Preston Road Suite 900 Dallas, Texas 75252
This instrument prepared by: Bradley Arant Boult Cummings LLP 1600 Division Street, Suite 700, Nashville, TN 37203		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, George W. Crafton and William B. Crafton, Executors of the Estate of Martha West Crafton, as appointed pursuant to Order of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, No. 10P-1905, and the Last Will and Testament of Martha West Crafton. (the "Will"), recorded Office of the Probate Court Clerk for Davidson County, Tennessee under Docket No. 10P-1905 (the "Grantor"), has bargained and sold, and by these presents do transfer and convey to Robert Finch and wife, Valerie Finch (the "Grantees"), Grantees' heirs, successors and assigns, certain land in Davidson County, State of Tennessee, being more particularly described on Exhibit A hereto (the "Property").

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $500,000.

Affiant

Subscribed and sworn to before me this 10th day of January, 2013.

Notary Public

My Commission Expires: APRIL 12, 2015

KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

BILL GARRETT, Davidson County
Trans:T20130002992 DEEDWARR
Recvd: 01/11/13 08:17 3 pgs
Fees:18.00 Taxes:1850.00

20130111-0003501

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantees, Grantees' heirs, successors and assigns, forever. Grantor covenants with the Grantees that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantors further covenant and bind themselves, their heirs, successors and assigns to warrant and forever defend the title to the Property to the said Grantees, Grantees' heirs, successors and assigns, against the lawful claims of all persons whomsoever, except that no warranty is made as to the amount of acreage in the Property.

Notwithstanding the foregoing, George W. Crafton and William B. Crafton, as Co-Executors of the Estate of Martha West Crafton, shall have no personal liability to the Grantees hereunder or otherwise with respect to the Property.

IN WITNESS WHEREOF, the Grantors have executed this Deed this 22 day of December 2012.

George W. Crafton

George W. Crafton, Executor of the Estate of
Martha West Crafton

William B. Crafton

William B. Crafton, Executor of the Estate of
Martha West Crafton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Joseph W. Gibbs, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared George W. Crafton and William B. Crafton, Executors of the Estate of Martha West Crafton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee this 22 day of December 2012.

Notary Public
My Commission Expires: OCT 18, 2016

JOSEPH W. GIBBS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 18, 2016

EXHIBIT A
PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 18, on the Plan of Hillwood Estates, Section Three, of record in Book 1835, Page 135, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to George B. Crafton and wife, Martha W. Crafton by deed from Luther C. Summer and wife, Irene N. Summer, dated June 28, 1956, recorded June 29, 1956, of record in Book 2544, Page 177, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Martha W. Crafton by Quitclaim Deed from George B. Crafton, dated May 10, 2005, recorded February 23, 2006, of record in Instrument No. 20060223-0021447, Register's Office for Davidson County, Tennessee. Martha West Crafton having since died testate on September 22, 2012. The Estate of Martha West Crafton being open and probated in the Seventh Circuit of Davidson County, Tennessee, Docketed No. 10P-1905.

Martha W. Crafton is one and the same person as Martha West Crafton.

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.

The subject property is neither the principal residence of the Grantors nor the spouse or dependant of the Grantors.

This property is improved property known as 405 Hillwood Boulevard, Nashville, Tennessee, 37205.