BILL GARRETT, Davidson County
Trans:T20130014682 DEEDWARR
Recvd: 02/21/13 14:03 3 pgs
Fees:18.00 Taxes:444.00
20130221-0017572

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
2 Cadillac Drive
Brentwood, TN 37027

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Charles R. Bullington
1908 SW 22nd Ave
Boynton Beach, FL 33426

SEND TAX BILL TO:
Owner

MORTGAGEE:

None

MAP	**172-8**
GROUP	**A**
PARCEL	**146.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Kenneth C. Buck and wife, Marcia C. Buck,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Malinda Bullington Forte, Trustee of The Charles Rhea Bullington, Jr., Irrevocable Special Needs Trust**, hereinafter called the GRANTEE, its 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 Lot No. 146 on the Plan of Hunters Branch, Section 1, of record in Plat Book 6250, page 513, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kenneth C. Buck and wife, Marcia C. Buck by Quitclaim Deed dated January 22, 2004 from Kenneth C. Buck and Marcia C. Austin of record in Instrument no. 20040128-0010889, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2013 and subsequent years.

This is **improved** property known as **5820 Labrador Lane, Antioch, Tennessee 37013.**

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, its successors and assigns, forever, and, GRANTORS do covenant with the said GRANTEE that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and its successors 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 our hands this the **14th** day of **February, 2013.**

Kenneth C Buck

Kenneth C. Buck

Marcia C. Buck

Marcia C. Buck

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Kenneth C. Buck and wife, Marcia C. Buck**, the bargainors, 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 within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 14th day of February, 2013.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5-3

ROBERT M. LOFFI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $120,000.00.

AFFIANT

Subscribed and sworn to before me on this 14th day of February, 2013.

NOTARY PUBLIC

My Commission Expires: 8-19-13

M. L. HICKERNELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.