R/R to: Box 326

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

BILL GARRETT, Davidson County
Trans:T20150007315 DEEDWARR
Recvd: 01/29/15 13:45 2 pgs
Fees:13.00 Taxes:654.90
20150129-0008649

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $177,000.00

Affiant

Subscribed and sworn to before me, this 21st day of January, 2015.

Notary Public
My commission expires: 9.12.17

APRIL N. BRADLEY STATE OF TENNESSEE NOTARY PUBLIC SMITH COUNTY

02-1409-49221

Address of New Owner:	Send Tax Bills to:	Tax Information
Debra L. Burnett 3851 Priest Lake Drive Nashville TN 37217	FirstBank, Attn: Payment Processing 3500 Blue Lake Drive, Suite 325 Birmingham, AL 35243	136-03-0-043.00

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, David Wayne Powell, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Debra L. Burnett and Steve Burnett, wife and husband, 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 Lot No. 155 of the Plan of Priest Lake Park, Section IV, as of record in Book 4460, pages 15, 16, and 17, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made.

BEING the same property conveyed to David W. Powell and wife, Vida M. Powell by Warranty Deed dated, March 1, 2010, from Beneficiaries of the Estate of James W. Bohanan, Deceased, being Margaret Ann Robertson and Amanda Jo Courtright, of record on March 5, 2010, in Instrument No. 20100305-0017209, Register's Office for Davidson County, Tennessee.

FURTHER BEING the same property conveyed to David Wayne Powell by Quitclaim Deed dated, May 29, 2013, from Vida Maria Powell, of record on June 13, 2013, in Instrument No. 20130613-0060231, Register's Office for Davidson County, Tennessee, pursuant to Final Decree in the Third Circuit Court for Davidson County, Tennessee bearing Docket No. 12D-3611.

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 3851 Priest Lake Drive, Nashville, TN 37217

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 seised 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 26th day of January, 2015.

David Wayne Powell by
Rebecca Hawkes as Attorney-In-Fact
David Wayne Powell by Rebecca Hawkes,
Attorney in Fact

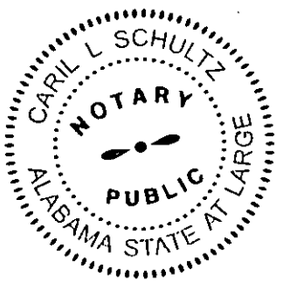
STATE OF
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Rebecca Hawkes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of David Wayne Powell, and who acknowledged that she executed the same as the free act and deed of said David Wayne Powell.

Witness my hand in office, this 2nd day of January, 2015.

Notary Public
Caril C. Schultz

My Commission expires 9/11/18



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