RETURN TO :
PREMIER TITLE & ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TENNESSEE 37215

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Parklane Building, Suite 109
5200 Maryland Way
Brentwood, Tennessee 37027
Ph. (615) 507-2004 - Fax. 507-2002
E-mail: *wilkinsandivey@bellsouth.net*

W & I Ref: (gj) Title No: 42631
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/29/01 10:45 3pgs
Fees:15.00 Taxes:1102.60

20010629-0068991

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
F. David M. McRae Kimberly B. McRae 909 Whiteheath Court Nashville, TN 37221	SAME

TAX MAP-PARCEL NUMBERS: 142-16-A-039

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 298000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert D. Mills, IV and spouse, Emily W. Mills,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **F. David M. McRae and spouse, Kimberly B. McRae,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 39 on the Plan of Devon Park, Phase I of record in Plat Book 5200, page 670, 671 and 672, Register's Office for said County.

SAID Lot No. 39 fronts 82.00 feet on the westerly margin of Whiteheath Court (private) and extends back 140.0 feet between parallel lines to a dead line in the rear, measuring 82.00 feet thereon.

BEING the same property conveyed to Robert D. Mills, IV and spouse, Emily W. Mills by deed from Daniel T. Gift and spouse, Camille C. Gift of record in Book 10096, page 293, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 670, 671 and 672, said Register's Office, which Plan shows a 25 foot minimum building setback line from Whiteheath County (private) and 8 foot setback line from the southerly side line and a 10 foot easement for drainage purposes along the rear line of said lot and a 2 foot setback line from the northerly side line and a 20 foot setback line from the rear line; and subject to storm water detention agreement of record in Book 6145, page 252, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Book 6176, page 7, Book 6541, page 542 and Book 6967, page 156, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars

This instrument is executed on behalf of Robert D. Mills, IV by Emily W. Mills as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 909 Whiteheath Court, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of June, 2001.

Robert D. Mills, IV
Robert D. Mills, IV, By: Emily W. Mills, Atty-In-Fact

Emily W. Mills
Emily W. Mills

State of Tennessee
County of Williamson

On this 27th day of June, 2001, before me the undersigned authority, personally appeared **Emily W. Mills**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

Notary Public

State of Tennessee My Commission Expires MAY 30, 2004
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 298,000.00

Affiant

Sworn and subscribed before me on the 27th day of June, 2001.

KATHY SNIDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN Exp. 07/27/2002

My Commission Expires: _____

Notary Public

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 **Emily W. Mills**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Robert D. Mills, IV**, as Attorney-in-Fact, as a free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this the 27th day of June, 2001.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

EXHIBIT "A"
To
WARRANTY DEED

FROM: Robert D. Mills, IV and Emily W. Mills

TO: F. David M. McRae and Kimberly B. McRae

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. Pursuant to the provisions of *Tennessee Code Annotated,* Section 34-6-105(c), of the Uniform Durable Power of Attorney Act, the undersigned Affiant certifies that at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

Further the Affiant Saieth not.

Emily W. Mills

Emily W. Mills, Affiant

Sworn to and subscribed before me this

27th day of June, 2001.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004