Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $91,500.00

Affiant

Davidson County DEEDWARR
Recvd: 06/29/05 13:47 2 pgs
Fees:13.00 Taxes:338.55
20050629-0074871

Subscribed and sworn to before me this 24th day of June, 2005.

Notary Public
My commission expires:

15-0505-150306

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Dana A. Davis	Same	53-3
1210 Birdsall Street		64
Old Hickory TN 37138		

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, **Brian W. Oakley, married,** hereinafter referred to as Grantor, has bargained and sold, and do hereby transfer and convey to **Dana A. Davis**, hereinafter called the Grantee, her 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. 65, on the Plan of (E.I. Dupont De Nemours & Company S/D) Village of Old Hickory, Section B, of record in Plat Book 1424, Page 67, Register's Office for Davidson County, Tennessee and being further described as follows:

Beginning at a point in the west margin of Birdsall Street and running W 86.2 feet to a point; thence S 61.5 feet to a point; thence E 76.2 feet along the northerly margin of 13th Street to a point; thence 51.5 feet along the west margin of Birdsall Street to the point of beginning.

Being the same property conveyed to Brian W. Oakley by quit claim deed from Lori Elaine Oakley, dated 09-08-99, of record in Book 11682, Page 786, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Brian W. Oakley and wife, Lori Elaine Oakley by deed from Robert A. Barber and wife, Tonya M. Barber, of record in Book 9798, Page 563, Register's Office for Davidson County, Tennessee.

Michelle Oakley, wife of Brian W. Oakley, joins in the execution of this instrument for the purpose of conveying her marital interest, if any, in subject property.

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 1210 Birdsall Street, 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 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 24 day of June, 2005.

Brian W. Oakley

Michelle Oakely

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Brian W. Oakley and Michelle Oakley, 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 Hermitage, TN, this 24 day of June, 2005.

Robbin Teasley
State of Tennessee at Large

ROBBIN TEASLEY
STATE
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILSON

My Commission expires 11/27/06