THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 07060161** Davidson County DEEDWARR Recvd: 06/29/07 08:29 2 pgs Fees:13.00 Taxes:1350.50 20070629-0077582	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $365,000.00. Affiant Subscribed and sworn to before me, this 20th day of June, 2007. Notary Public My Commission Expires:

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
SOUND OF SUMNER

WARRANTY DEED

MY COMMISSION EXPIRES NOV 22 2010

Address New Owner:	Send Tax Bills To:	Tax Information:
Richard Jones and Jeanie Jones 421 Rolling Mill Road Old Hickory TN 37138	New Owner	Tax Parcel ID No. 06402007600

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Gilbert A. Drake and Janet G. Drake husband and wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Richard Jones and Jeanie Jones**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Lot 216, SECTION 12, BRANDYWINE FARMS, as shown on plat of record in Plat Book 4660, Page 51, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property. Being the same property conveyed to Gilbert A. Drake and wife, Janet G. Drake by Warranty Deed from Vicki V. Dickson Gentry and husband, Phillip W. Gentry, recorded on the 26th day of August, 1991 in Deed Book 8427, Page 942, in the Register's Office of Davidson County, Tennessee.

This is improved property located at 421 Rolling Mill Road Old Hickory TN 37138

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20th day of June, 2007.

Gilbert A. Drake

Janet G. Drake

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Gilbert A. Drake and Janet G. Drake, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of June, 2007.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

MY COMMISSION EXPIRES NOV 22 2010