StoneGate Title, LLC
1749 Mallory Ln.
Suite 400
Brentwood, TN 37027

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
213 Ward Circle
Brentwood, TN 37027
Telephone: 615-661-8099
File No. 07-1329

Davidson County DEEDWARR
Recvd: 09/04/07 12:45 2 pgs
Fees:13.00 Taxes:1052.65
20070904-0105806

Property Address: 3209 Woodspring Ct. Nashville, TN 37211

---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Brandon P. Bourque and Aspen Sunshine Bourque, husband and wife**, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **Karen Gilchrist Paul Gilchrist, wife and husband** hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson**, State of Tennessee, to-wit:

Land in Davidson County, Tennessee being Lot No. 28 on the Plan of Brookview Forest, Phase 1, a plan shown in Instrument No. 20030716-0099526, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any. Subject to all matters set forth in plan of record in Instrument No. 20030716-0099526, Register's Office for Davidson County, Tennessee.

AND BEING THE SAME premises conveyed to Grantors by virtue of a deed from Drees Premier Homes, Inc., an Ohio Corporation, dated August 9, 2004, and recorded August 12, 2004, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20040812-0097538.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2007 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantors, or [X] is part of the homestead of Grantors and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantors do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $284,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantors' hands this 30th day of August, 2007.

X Brandon P. Bourque {Seal}
Brandon P. Bourque

X Aspen Sunshine Bourque {Seal}
Aspen Sunshine Bourque

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 30th day of August, 2007, before me the undersigned officer, personally appeared Brandon P. Bourque and Aspen Sunshine Bourque, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they, executed same as their free act and deed.

DAVID ROETGER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission expires: 9·19·07

Grantees' Name, Address, Phone:
Paul D. Gilchrist and Karen M. Gilchrist
3209 Woodspring Court
Nashville, TN 37211

MAP AND PARCEL NO: 180-04-0B-028.00

SEND TAX STATEMENTS TO:

Bank of America, 133
PO Box 1675
Coraopolis, PA 15108

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $284,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: Carla Ward

Subscribed and sworn to before me this 30th day of August, 2007.

Notary Public
My Commission expires: 1-20-09

MARILYN PAINTER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY