PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

Davidson County DEEDWARR
Recvd: 11/06/07 11:35 3 pgs
Fees:18.00 Taxes:2220.00
20071106-0130858

W & I Ref: Title No: 48988

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Andrew Davis Brunson Amy Linton Brunson 1234 Carl Seyfert Memorial Drive Brentwood, Tennessee 37027	NEW OWNER

TAX MAP-PARCEL NUMBERS: 14514005000

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$600,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Danny Jerome Haile and spouse, Pamela Jolly Haile**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andrew Davis Brunson and spouse, Amy Linton Brunson** 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. 12 on the Plan of Galaxy Estates of record in Book 4175, page 77, Register's Office for said County.

Said Lot No. 12 fronts 183.00 feet on the northerly margin of Carl Seyfert Memorial Drive and extends back 293.80 feet on the easterly line and 307.00 feet on the westerly line to a dead line in the rear, measuring 185.50 feet thereon.

Being the same property conveyed to Danny Jerome Haile and spouse, Pamela Jolly Haile by deed from Michael T. Flaherty and spouse, Victoria Flaherty of record in Doc. No. 200001060001990, dated and executed January 4, 2000 and recorded on January 6, 2000 in the 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 2008, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 4175 Page 77, said Register's Office, which Plan shows minimum building setback lines to be determined by the City of Forest Hills and a 10 foot easement for public utility and drainage purposes along the rear line(s) of said lot and a 20 foot easement for public utility purposes along the easterly line of said lot, together with a 6 inch water line lying therein..

This instrument is executed on behalf of Pamela Jolly Haile by Danny Jerome Haile pursuant to a Power of Attorney executed by her on the 24th day of October, 2007, of record in Instrument No. 20071106-0130857 Register's Office for Davidson County, Tennessee. The affidavit of said Attorney in Fact is attached as "Exhibit A' to this instrument and incorporated herein by reference

This is improved property, known as: 1234 Carl Seyfert Memorial Drive, Brentwood, Tennessee 37027

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 30th day of October, 2007 .

Danny Jerome Haile

Pamela Jolly Haile By:Danny Jerome Haile, Atty-in-Fact

State of TENNESSEE
County of DAVIDSON

On this 30th day of October, 2007 , before me the undersigned authority, personally appeared **Danny Jerome Haile** , 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.

CHRISTY W IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: **My Commission Expires May 2, 2011**

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $600,000.00

Affiant

Sworn and subscribed before me this 30th day of October, 2007

Notary Public

My Commission Expires: 9/20/08

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named , **Danny Jerome Haile** 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 **Pamela Jolly Haile** , as Attorney-in-Fact, as the free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this 30th day of October, 2007

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: My Commission Expires May 2, 2011

Notary Public

EXHIBIT "A"
To
Warranty Deed

FROM: Danny Jerome Haile and spouse, Pamela Jolly Haile

TO: Andrew Davis Brunson and spouse, Amy Linton Brunson

State of Tennessee
County of Davidson

AFFIDAVIT

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

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

2. That this 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 Saith not.

Danny Jerome Haile, Affiant

Sworn to and subscribed before me this

30th day of October, 2007

Notary Public

My Commission Expires:

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011