This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&I#7795293A

SEND TAX BILL TO:
Owner

ADDRESS NEW OWNER:
Mickey M. Tinsley
205 Edgewater Dr.
Mt. Juliet, TN 37122

MORTGAGEE:

MAP **80.08**
GROUP
PARCEL **120.00**

Davidson County DEEDWARR
Recvd: 01/11/08 09:21 2 pgs
Fees:13.00 Taxes:201.98
20080111-0003440

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Dan Evins** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does transfer and convey unto **Mickey M. Tinsley and Michael Tinsley**, hereinafter called the GRANTEES, their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 293 on the plan of Bordeaux Hills Section II of record in Book 3600, page 7, Register's Office for said County.

Said Lot No. 293 fronts 54 feet on the easterly side of Holland Lane and extends back 120.91 feet to the northerly line and 124.5 feet on the southerly line to a dead line in the rear which is a broken line on which it measures 62.39 feet.

Being the same property conveyed to Dan Evins by deed from Robert H. Herrman dated September 25, 2007, of record in Instrument No. 20071017-0123076, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Dan Evins by virtue of a written Power of Attorney of record at Instrument No. 20071207-0141580, Register's Office for Davidson County, Tennessee.

This is improved property known as 3222 Holland Lane, Nashville, Tennessee 37218. Possession is to be given on January 9, 2008.

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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 and assigns, forever; and,

GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and,

GRANTOR, does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this the 9th day of January, 2008.

Dan Evins by Frank J McAvoy Attorney in fact

Dan Evins, by Frank J. McAvoy, Jr., Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILSON

On this 9th day of January, 2008, before me personally appeared Frank J. McAvoy, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Dan Evins as his attorney in fact, pursuant to the power of attorney recorded at Instrument No. 20071207-0141580, Register's Office, Davidson County, Tennessee, and acknowledged that he executed the same as the free act and deed of Dan Evins as his attorney in fact.

NOTARY PUBLIC

JOHN M. LEE NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11-15-10

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is **$54,590.00**.

AFFIANT

Subscribed and sworn to before me on this 9th day of January, 2008.

Denise L. Minor

NOTARY PUBLIC

DENISE L. MINOR STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 5-11-09