Davidson County DEEDWARR
Recvd: 01/24/08 08:41 2 pgs
Fees:13.00 Taxes:354.83
20080124-0007302

WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $95,900.00.

Affiant

Sworn to and subscribed before me on this the 16 day of January, 2008.

M. V. BROOKS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC
My Commission Expires: 05/18/2011

MORTGAGEE:

Address New Owner:	Send Tax Bills to:	Map-Parcel
Ms. Reta V. Tinker	Same as Owner	033-04 0A 038.00 CO
38 Rolling Meadows Drive		
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, (I/WE), **MARGARET DAFFRON, unmarried**, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto **RETA V. TINKER, unmarried,** hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, TN, being Unit No. 38 as shown on the Plat of Rolling Meadow, Phase I, Section IV, of record in Book 6900, Page 215, Registers' Office, for said County, together with an undivided membership in Rolling Meadows Townhomes Association, all as described in Book 6593, Page 194, as amended in Book 6926, Page 472, said Registers' Office.

BEING the same property conveyed to JOHN A. DAFFRON and wife, MARGARET DAFFRON by Deed dated January 21, 1987, and executed by CORSON DEVELOPMENT, INC. and recorded in Book 7139, Page 29, said Registers' Office.

The said John A. Daffron having since died, leaving as his sole heir, his wife, Margaret Daffron, as tenant by the entirety.

Subject to restrictions, easements and setback lines of record, said Register's Office.

This is improved property known as 38 Rolling Meadows Drive, Goodlettsville, TN 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said GRANTEES, their heirs

and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized 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, and we do further covenant and bind ourselves, our 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. 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/our) hand(s) this the 16 day of January, 2008, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Margaret Daffron By: Paul L Conquest Attorney in Fact
MARGARET DAFFRON
BY Paul L. Conquest, Attorney in Fact

STATE OF TENNESSEE

COUNTY OF Carroll

On this 16 day of January, 2008, before me personally appeared, Paul L. Conquest, 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 Margaret Daffron, and acknowledged that such person executed the same as the free act and deed of Margaret Daffron pursuant to Power of Attorney recorded as Instrument NO. 20080124000 7301, Register's Office for Davidson County, TN.

WITNESS my hand and official seal at McKenzie, Tennessee, this the 16 day of January, 2008.

Marsha L Lockwell
NOTARY PUBLIC

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF CARROLL

My Commission Expires: 2/17/09

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds