Prepared by:
Com Unity Title, LLC
100 Doyle Hill Road
Charlotte, TN 37036

STATE OF TENNESSEE
COUNTY OF DICKSON
The actual consideration or value, whichever is greater, for this transfer is $185,000.00

Affiant

Subscribed and sworn to before me, this 14th day of March, 2008.

Notary Public
My commission expires: 7/24/2010

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC DICKSON COUNTY

0129200801

Address of New Owner:	**Send Tax Bills to:**	**MAP & PARCEL**
Jeffrey Lynn Hawley	Flagstar Bank, FSB	Map 142-15-0
906 Thrasher Way	P O Box 7026	Parcel 106.00
Nashville, TN 37221	Troy, MI 48007-7026	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Gerald E. Webber and wife, Trey Webber, referred to as Grantors, have bargained and sold and hereby transfers and conveys unto Jeffrey Lynn Hawley, married, hereinafter called the Grantee, her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Harpeth Bend Subdivision, of record in Plat Book 5190, page 743, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Gerald E. Webber, a married man, by Warranty Deed from Dennis P. Russell and wife, Jennifer Russell, dated February 28, 2001, recorded March 5, 2001, of record in Instrument No. 20010305-0020269, Register's Office for Davidson County, Tennessee.

Property also known as: 578 Harpeth Bend Drive, Nashville, TN 37221

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record. Subject to the right of way of Collier Bend Road.

This property is improved property known as 578 Harpeth Bend Drive, Nashville, TN 37221

Davidson County DEEDWARR
Recvd: 03/19/08 14:42 2 pgs
Fees:13.00 Taxes:684.50
20080319-0027841

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, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors 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. Grantors do further covenant and bind themselves, heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 14TH day of March, 2008.

Gerald E. Webber

Trey Webber

STATE OF TENNESSEE

COUNTY OF DICKSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named, Gerald E. Webber and wife, Trey Webber, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand in Charlotte, TN, this 14th day of March 2008.

JULIE COONE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public / Julie Coone
State of Tennessee at Large

My Commission expires: 7/24/2010