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*

W & I Ref:(___gj_) Title No: 49283
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 03/26/08 14:33 2 pgs
Fees:13.00 Taxes:1635.40
20080326-0030428

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Raymond Louis Danner Jr. 924 Battery Lane Nashville, Tennessee 37220	SAME

TAX MAP-PARCEL NUMBERS: 13209011400

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$442,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles Christopher Stacey , unmarried,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Raymond Louis Danner Jr.** 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 a part of Lot No. 43 on the Map of Subdivision of Oak Hill, Section 1, of record in Book 547, page 52, Register's Office for said County.

Beginning at a point in the north margin of Battery Lane, 138.7 feet more or less east of the easterly margin of Soper Avenue, being the southeast corner of the property conveyed to Warren W. Brown and wife, by deed of record in Book 1628, page 635, Register's Office; thence along Brown's easterly line, northerly 300 feet to a point, thence westerly 138.7 feet more or less to the east margin of Soper Avenue; thence with the margin of the same, northerly 218.5 feet more or less to a corner of Lot No. 42; thence with the line between Lots Nos. 42 and 43; easterly 239.3 feet to a point; thence southerly 494.8 feet to the north margin of Battery Lane; thence with the margin of the same, westerly 100 feet more or less to the point of beginning.

Being the same property conveyed to Charles Christopher Stacey, unmarried by deed from Danny Batson, unmarried, dated 9/4/98 and recorded on 9/18/98 of record in Book 11118, page 379, 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; Subject to the matters set out on The Plan, with Owner's Certificate, of record in Plat Book 547 Page 52, said Register's Office; Easement for Sanitary Sewers and/or Storm Drainage granted to the Metropolitan Government of Nashville and Davidson County of record in Book 4260, page 475, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 924 Battery Lane, Nashville, Tennessee 37220

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~~ 26th day of March, 2008.

Charles Christopher Stacey

State of TENNESSEE
County of DAVIDSON

On this 26th day of March, 2008 , before me the undersigned authority, personally appeared Charles Christopher Stacey, 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.

My Commission Expires: ~~TENNESSEE~~ CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY **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 $442,000.00

Affiant

Sworn and subscribed before me this the 26th day of March, 2008

My Commission Expires: ~~STATE OF~~ CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY **My Commission Expires May 2, 2011**

Notary Public