GSR m
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PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

Davidson County DEEDWARR
Recvd: 06/24/08 10:35 3 pgs
Fees:18.00 Taxes:1137.75

20080624-0064896

Christy Wilkins Ivey

Percy Wilkins, Jr. (of Counsel)

W & I Ref: (dm) Title No: 49391

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
William L. Norton, IV Heather W. Norton 145 Haverford Drive Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 11516008400

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$307,500.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Bradley P. Thomas and spouse, Lacey P. Thomas and L. Jerry Mitchell and spouse, Sheila Mitchell**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William L. Norton, IV and wife, Heather W. Norton** 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. 25 on the Plan of West Meade Farms, Section 3, of record in Book 1835, page 4, Register's Office for said County.

Said Lot No. 25 fronts 93.0 feet on the southerly margin of Haverford Drive and extends back 181.9 feet on the westerly line and 179.9 feet on the easterly line to a dead line in the rear, measuring 93.0 feet thereon. Together with and subject to a Grant of Appurtenant Easement for fence encroachment of record in Book 10092, page 529, said Register's Office. No insurance is afforded as to the rights of easement contained therein.

Being the same property conveyed to Bradley P. Thomas and wife, Lacey P. Thomas and L. Jerry Mitchell and wife, Sheila Mitchell by warranty deed from James R. Haile and wife, Shawn D. Haile dated May 16, 2003 and recorded on May 28, 2003 of record in Doc. No. 20030528-0071847, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2008, and subsequent years; The Plan, with Owner's Certificate, of record in Book 1835 Page 4, said Register's Office, which Plan shows a 40foot minimum building setback line from Haverford Drive and a 10 foot easement for public utility purposes along the rear line(s).

*20080624-0064896

This instrument is executed on behalf of Bradley P. Thomas and spouse, Lacey P. Thomas by Anne Applegarth McGugin pursuant to a Power of Attorney executed by them on the 13th day of June, 2008, of record in Instrument No. *_____, 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

*20080624-0044895

This instrument is executed on behalf of L. Jerry Mitchell and spouse, Sheila Mitchell by Anne Applegarth McGugin pursuant to a Power of Attorney executed by them on the 20th day of June, 2008, of record in Instrument No. *, 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: 145 Haverford Drive, Nashville, Tennessee 37205

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 23rd day of June, 2008 .

Bradley P. Thomas By Anne Applegarth McGugin Atty-in-Fact

Bradley P. Thomas By:Anne Applegarth McGugin, Atty-in-Fact

Lacey P. Thomas By Anne Applegarth McGugin Atty-in-Fact

Lacey P. Thomas By:Anne Applegarth McGugin, Atty-in-Fact

L. Jerry Mitchell By Anne Applegarth McGugin Atty in Fact

L. Jerry Mitchell By:Anne Applegarth McGugin, Atty-in-Fact

Sheila Mitchell By Anne Applegarth McGugin Atty in Fact

Sheila Mitchell By:Anne Applegarth McGugin, Atty in Fact

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: $307,500.00

Affiant

Sworn and subscribed before me this 23rd day of June, 2008

Notary Public

My Commission Expires: 1-12-09

IVA J. PARKER STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

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 , **Anne Applegarth McGugin** 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 **Bradley P. Thomas and spouse, Lacey P. Thomas and L. Jerry Mitchell and spouse, Sheila Mitchell** , 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 23rd day of June, 2008

Notary Public

My Commission Expires:_____

DEBORAH GAIL JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2009

EXHIBIT "A"
To
Warranty Deed

FROM: Bradley P. Thomas and spouse, Lacey P. Thomas and L. Jerry Mitchell and spouse, Sheila Mitchell

TO: William L. Norton, IV and wife, Heather W. Norton

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.

Anne Applegarth McGugin, Affiant

Sworn to and subscribed before me this 23rd day of June, 2008

Notary Public

My Commission Expires:_____

DEBORAH GAIL JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2009