AFTER RECORDING RETURN TO:
AMERICAN ESCROW COMPANY
P.O. BOX 1733
HENDERSONVILLE, TN 37077-1733

Davidson County DEEDWARR
Recvd: 09/30/08 10:27 2 pg
Fees:13.00 Taxes:403.30
20080930-0099026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,000.00

Affiant

Subscribed and sworn to before me, this 26TH DAY OF SEPTEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: 7/18/11

(AFFIX SEAL)

NOTARY PUBLIC MY COMMISSION EXPIRES 7/18/11 SUMMER COUNTY, TN

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Affordable Closings, LLC
211 Donelson Pike Suite 213
Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas G. Saffell unmarried	Franklin Synergy Bank (NAME)	73-10-36
604 Westchester Drive (ADDRESS)	3301 Aspen Grove S-200 (ADDRESS)	
Nashville, TN 37216 (CITY) (STATE) (ZIP)	Franklin, TN 37067 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Tracy Haley and wife Katrina Haley and Bertha M. Haley, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Thomas G. Saffell unmarried, hereinafter called the Grantees, their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING LOT NO. 52 ON THE PLAN OF MOSS ROSE ESTATES AS OF RECORD IN BOOK 4860, PAGE 112, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE AMD ACCURATE LEGAL DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO *TRACY HALEY AND BERTHA M. HALEY, BOTH UNMARRIED BY DEED FROM WALTER D. WEST AND WIFE, MONICA WEST AND JOHN D. DOUGLASS AND WIFE, VIRGINIA DOUGLASS DATED MAY 4, 1995 AND RECORDED MAY 8, 1995, IN RECORD BOOK 9666, PAGE 189, SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNES

*TRACY HALEY NOW BEING MARRIED TO KATRINA L. HALEY

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 2605 & 2607 Morganmeade Drive, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 26th day of September, 2008.

Tracy Haley
Tracy Haley

Bertha M. Haley
Bertha M. Haley

Katrina L. Haley

WARRANTY DEED
(Continued)

Katrina L. Haley

STATE OF Tennessee

COUNTY OF Davidson

I, Connie Hooper, a Notary Public of the County and State first above written, do hereby certify that Tracy Haley and wife Katrina Haley and Bertha M. Haley personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 26th day of September, 2008.

Notary Public

My Commission Expires: 2/24/2009

(SEAL)

CONNIE HOOPER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY, TENN.

RETURN TO:
Affordable Closings, LLC
211 Donelson Pike Suite 213
Nashville, TN 37214