BILL GARRETT, Davidson County
Trans:T20090043106 DEEDWARR
Recvd: 06/29/09 09:07 2 pgs
Fees:13.00 Taxes:301.55
20090629-0059925

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$81,500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF June, 2009.
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 6-30-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David A. Thayer 5103 Hunters Point Lane Hermitage, TN 37076	Bank of America, N.A. 2021 N. Gallatin Rd. #280 Madison, TN 37115	Map 98.05 Parcel 157

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Carolyn R. Francis, married f/k/a Carolyn R. Bailey

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

David A. Thayer, unmarried

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, state of Tennessee, described as follows: To wit:

Land in Davidson County, Tennessee, being Lot No. 55-B, Zone Lot Division, Lot 54 and 55, on the Plan of Hunters Point Subdivision, as of record in Book 6250, Page 153, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Carolyn R. Bailey, unmarried by deed from Secretary of Housing and Urban Development, of Washington, D.C. dated August 29, 2008 of record in Instrument Number 20080905-0091114, Register's Office for Davidson County, Tennessee. Carolyn R. Bailey has since married and is now known as Carolyn R. Francis.

THIS PROPERTY IS NOT NOR HAS EVER BEEN THE PRINCIPAL RESIDENCE OF THE GRANTOR'S SPOUSE.

This conveyance is made subject to the following:

1) Property is subject to all matters affecting said premises as contained in Plat Book 6250, Page 153, Register's Office for Davidson County, Tennessee.
2) Property is subject to Restrictive Covenants contained in Book 6279, Page 741, Book 6250, Page 153, Register's Office for Davidson County, Tennessee.
3) 2009 taxes and subsequent years.
4) Any and all restrictions, conditions, and easements of record.

This is improvedproperty known as: **5103 Hunters Point Lane, Hermitage, TN 37076**
(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 hand(s) this 15th day of June, 2009.

Carolyn R. Francis

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Carolyn R. Francis f/k/a Carolyn R. Bailey, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of June, 2009.

NOTARY PUBLIC

My Commission Expires: 11-14-2009

JEAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076

Return To:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mount Juliet, TN 37122