BILL GARRETT, Davidson County
Trans:T20090075389 DEEDWARR
Recvd: 11/04/09 14:25 2 pgs
Fees:13.00 Taxes:601.25

20091104-0102084

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $162,500.00

Subscribed and sworn before me this the 13th day of October, 2009.

(Affix Seal) SELINA KNIGHT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SELINA KNIGHT
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
May 2, 2011

Jennifer Crowell
Affiant

Notary Public

WARRANTY DEED

900961

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Clinton Haines
716 Hallcrest Court
Hermitage, TN 37076

Send tax bills to:
New Owner

Map 98-5-A, Parcel 72CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Michael Gay and wife, Sharon Nell Gay

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Clinton Haines

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 36, Section Two Hampton Hall, as shown on plan of record in Plat Book 9700, Page 662, Register's Office for Davidson County, Tennessee, said plan hereby referenced for a more complete description thereof.

Being all of the same property conveyed to Michael Gay, unmarried by deed dated 6/17/99 from Beazer Homes Corp. d/b/a Phillips Builders of record in Book 11540, Page 469, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2009, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 716 Hallcrest Court, Hermitage, TN, 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 13 day of October, 2009.

Michael Gay

Sharon Nell Gay

STATE OF Georgia

COUNTY OF Coweta

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Michael Gay, the bargainor(s), with whom I am personally acquainted or 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 and official seal this 13 day of October, 2009.

My commission expires: 3/12/09

Notary Public

LISA J. CROASMUN
Notary Public, Georgia
Coweta County
My Commission Expires
March 12, 2012

STATE OF Georgia

COUNTY OF Coweta

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Sharon Nell Gay, the bargainor(s), with whom I am personally acquainted or 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 and official seal this 12 day of October, 2009.

My commission expires: 3/12/09

Notary Public

LISA J. CROASMUN
Notary Public, Georgia
Coweta County
My Commission Expires
March 12, 2012