THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

BILL GARRETT, Davidson County
Trans:T20100000632 DEEDWARR
Recvd: 01/05/10 13:16 2 pgs
Fees:13.00 Taxes:1147.00
20100105-0000807

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***310,000.00.

Affiant

Subscribed and sworn to before me this 4th day of January, 2010.

Notary Public

My Commission Expires: 8.20.13

ADDRESS OF NEW OWNER	**SEND TAX BILLS TO**	**MAP & PARCEL NOS.**
Eileen M. Gaffney 6831 Alto Vista Drive Nashville, Tennessee 37205	Farmington Financial Group, LLC 1912 21st Avenue, South Nashville, Tennessee 37212	MAP 143-03-0 PARCEL 040.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Three Hundred Ten Thousand and 00/100 Dollars ($***310,000.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Joseph P. Parker and wife, Jill Von Dielingen Parker, (hereinafter called the "GRANTORS"), have bargained and sold, and by these presents do transfer and convey unto Eileen M. Gaffney, unmarried, (hereinafter called the "GRANTEE"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 68 on the Plan of Section 2, West Meade Highlands, of record in Book 3700, pages 124 and 125, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Joseph P. Parker and spouse, Jill Von Dielingen Parker, by Warranty Deed dated June 6, 2002, from Thomas P. Parrish and spouse, Elizabeth W. Parrish, of record as Instrument No. 20020607-0069505 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 6831 Alto Vista 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, her heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantee herein.

2. Matters, if any, shown on the Plan of Section 2, West Meade Highlands, of record in Book 3700, pages 124 and 125 in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF we have hereunto set our hands on this the 4th day of January, 2010.

Joseph P. Parker

Jill Von Dielingen Parker

By: _____
Jill Parker, Attorney in Fact

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 Jill Parker, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 4th day of January, 2010.

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

My Commission Expires: 8.20.13

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Jill Parker, to me known (or proved to me on the basis of satisfactory evidence) to be the person who as Attorney in Fact executed the foregoing instrument in behalf of Joseph P. Parker and who acknowledged that she as the Attorney in Fact executed the same as the free act and deed of Joseph P. Parker.

Witness my hand and official seal this 4th day of January, 2010.

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

My Commission Expires: 8.20.13