File Box 8

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

BILL GARRETT, Davidson County
Trans:T20120003186 DEEDWARR
Recvd: 01/13/12 11:27 2 pgs
Fees:13.00 Taxes:740.00
20120113-0003727

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(DM) Title No: 51149
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Virginia Haley 4505 Harding Pike #72W Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 116030A06700CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$200,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John S. Jackson, Executor of the Estate of John O. Jackson, Jr. and R. Randall Jackson, Executor of the Estate of John O. Jackson, Jr.**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Virginia Haley** 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:**

Tract I: A Condominium Apartment in Davidson County, Tennessee, being Unit No. 72W of Royal Oaks Tower, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 4460, page 189, Register's Office for said County, to which source reference is hereby made for a more complete details of description.

Tract II: Land in Davidson County, Tennessee being Parking Space 5 on the Plan of Royal Oaks Tower Condominium Apartments, of record in Book 4460, page 189, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John O. Jackson, Jr., by warranty deed from Lin P. Turner, unmarried, dated August 4, 2003 and recorded on August 5, 2003 of record in Doc. No. 20030805-0110970, Register's Office for Davidson County, Tennessee. The said John O. Jackson, Jr., has since died, the Will of John O. Jackson, Jr., of record in Docket No. 11O-1166, appointed John S. Jackson and R. Randall Jackson as Executors with full power to sell subject property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2012, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4460, Page 189, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 4710, page 901, Book 4798, page 813, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 4505 Harding Pike Apt. 72W, 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 6th day of January, 2012.

Executor

John S. Jackson, Executor of the Estate of John O. Jackson, Jr.

executor

R. Randall Jackson, Executor of the Estate of John O. Jackson, Jr.

State of TENNESSEE
County of DAVIDSON

On this 6th day of January, 2012 , before me the undersigned authority, personally appeared John S. Jackson, Executor of the Estate of John O. Jackson, Jr. and R. Randall Jackson, Executor of the Estate of John O. Jackson, Jr. , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES: March 3, 2015

Notary

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 $200,000.00

Virginia Haley
Affiant

Sworn and subscribed before me this the 6th day of January, 2012

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES: March 3, 2015

Notary Public