	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is 154,000.00 Affiant Subscribed and sworn to before me, this 17th day of July, 2012. Notary Public My commission expires: 11/5/2012

Davidson County DEEDWARR
Recvd: 07/24/12 08:07 3 pgs
Fees:18.00 Taxes:569.80
20120724-0064730

LISSA GROOM
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
505 JOHNNY CASH PKWY.
HENDERSONVILLE, TN 37075

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
MARCIA L BAKER	**F & M Bank**	034070A00600CO
513 HARBOR VILLAGE DRIVE	**PO Box 451**	
MADISON, TN 37115	**Clarksville, TN 37041**	

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 ACKNOWLEDGE, WE,

GAYLE C FEY, TRUSTEE OF THE FEY FAMILY REVOCABLE LIVING TRUST AGREEMENT DATED 06/15/95

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

MARCIA L BAKER , SINGLE WOMAN

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:

Unit No. 6 on the Plan of Harbor Village, Phase 1, Planned Unit Development, as of record in Plat Book 6250, page 626, as amended in Plat Book 6900, page 37, Register's Office, Davidson County, Tennessee.

BEING THE SAME PROPERTY CONVEYED TO JOHN A FEY AND GAYLE C FEY, TRUSTEES OF THE FEY FAMILY REVOCABLE LIVING TRUST AGREEMENT DATED 06/15/95 BY QUITCLAIM DEED FROM GAYLE C FEY AND HUSBAND, JOHN A FEY DATED 06/15/95 AND RECORDED ON 06/19/95 IN BOOK 9705, PAGE 424, SAID REGISTER'S OFFICE FOR SAID COUNTY.

JOHN AUBREY FEY HAVING SINCE PASSED AWAY ON 1/23/11 LEAVING GAYLE C FEY, AS SOLE HEIR.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All matters shown on the plan of record in Book 6250, Page 626, Register's Office for DAVIDSON County, Tennessee.

This is improved (__X__) unimproved (____) property known as 513 HARBOR VILLAGE DRIVE, MADISON, TN 37115.

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 in 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 17th day of July, 2012.

Gayle C. Fey, Trustee
GAYLE C FEY, TRUSTEE
NKA GAYLE FEY POYNOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, GAYLE C FEY, TRUSTEE NKA GAYLE FEY POYNOR, the within named Grantors, 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, at office, this 17th day of July, 2012.

Notary Public

My Commission Expires: 1/26/16

LELAND L. COLEMAN JR.
STATE OF TENNESSEE NOTARY PUBLIC
MY COMM. EXP.
SUMNER COUNTY

CERTIFICATE OF AUTHENTICITY

I, Dana Loggins, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Stewart Title Company

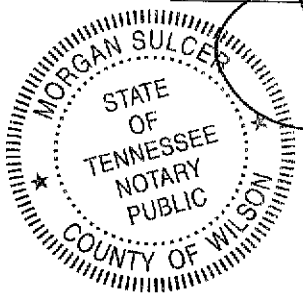
STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Dana Loggins, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)



My Commission Expires: 9/2/2013