After Recording, Please Return To:
Bankers Title & Escrow Corp.
5107 Maryland Way, Ste 115
Brentwood, TN 37027

BOX 50-3 RETURN TO:
PREPARED BY:
BANKERS TITLE & ESCROW CORP
5107 MARYLAND WAY
STE. 115
BRENTWOOD, TN 37027

Please Send Tax Notice to: (New Owners)
Donald P. Mayo and Eileen J. Mayo
1236 Bending Creek Drive
Antioch, TN 37013-4546

BILL GARRETT, Davidson County
Trans:T20140045098 DEEDWARR
Recvd: 06/25/14 12:32 2 pgs
Fees:13.00 Taxes:536.50
20140625-0055570

WARRANTY DEED

Maximum Principal indebtedness for Tennessee recording tax purposes is $145,000.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS INDENTURE, Made this 23rd day of June, 2014, by and between Dale S. Baker, unmarried, as party or parties of the first part, hereinafter called **GRANTOR**, whose address is 1236 Bending Creek Drive Antioch, TN 37013, and Donald P. Mayo and Eileen J. Mayo, as husband and wife, as party or parties of the second part, hereinafter called **GRANTEE,** whose address is 348 New Portland Rd Gorham, ME 04038, (the words, Grantor and Grantee, to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor for and in consideration of the sum of Ten Dollars ($10.00) in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, convey and confirm unto the said Grantee, the following described property:

Being Lot No. 56 on the Plan of Mill Run, Phase 1, of record in Plat Book 11700, Pages 27 and 28, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING THE SAME PROPERTY CONVEYED IN Warranty Deed from Fox Ridge Homes, Inc., to Dale S. Baker, unmarried, dated 08/18/2000, recorded 08/21/2000, in Instrument No.: 200008210082427, in the Register's office for Davidson County, Tennessee.

Being property known as 1236 Bending Creek Drive, Antioch, TN 37013-4546, according to the present system of numbering houses in Davidson County, Tennessee.

Tax Parcel Identification No: 173-15-0-A-056.00-CO

TO HAVE AND TO HOLD, the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behalf of the said Grantee forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Dale S. Baker

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, Dale S. Baker, unmarried, known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who acknowledge that they executed the within instrument as his/her/their own free act and deed and for the purposes therein contained.

Witness my hand, at office, this 23rd day of June, 2014.

Notary Public
My commission expires: 3.3.15

GIB VAN DER HEYDEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2015

Prepared by:
First Title LLC
3237 Satellite Blvd, Ste 450
Duluth, GA 30096

OATH OF VALUE

STATE OF TENNESSEE
COUNTY OF Williamson

I, or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $145,000.00.

Affiant

Subscribed and sworn to before me on

This 23rd day of June, 2014.

Notary Public

My commission expires: 2/4/2015

ROBIN S. EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY