200610011

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $289,500.00.

Affiant

Subscribed and sworn before me this the 17th day of October, 2006.

Notary Public
My commission expires:

Davidson County DEEDWARR
Recvd: 10/19/06 13:08 2 pgs
Fees:13.00 Taxes:1071.15
20061019-0129960

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Christopher D. Buckley	Fifth Third Bank	108-4A-34CO
2021 Sherbrooke Lane	P O Box 11060	
Nashville, TN 37211	Orange, CA 92856-8160	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Rodney S. Allen and wife, Tonya J. Allen, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Christopher D. Buckley and wife, Natalie H. Buckley, as tenants by the entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 158, as shown on the map entitled Section One, Highland Crest, of record in Plat Book 9700, page(s) 959 and 960, 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 to Rodney S. Allen and Tonya J. Allen, husband and wife, by deed from Mary A. Gemmill, of record as Instrument No. 20050516-0055032, dated May 11, 2005, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2021 Sherbrooke Lane, Nashville, TN 37211.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 17th day of October, 2006.

Rodney S. Allen by Sherrie Sanchez AIF
Rodney S. Allen

Tonya J. Allen by Sherrie Sanchez AIF
Tonya J. Allen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 17th day of October, 2006, before me, the undersigned Notary Public in and for said County and State, personally appeared Sherrill Sanchez with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Rodney S. Allen and Tonya J. Allen, by Specific Power of Attorney dated October 16, 2006, and who acknowledged that she executed the same as the free act and deed of Rodney A. Allen and Tonya J. Allen.

Witness my hand and official seal this 17th day of October, 2006.

Notary Public

My Commission Expires:
7.21.07

