THIS INSTRUMENT PREPARED BY:
CHAFFIN, BURNSED & SMITH, PLLC
One American Center
3100 West End Avenue, Suite 550
Nashville, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 05/18/07 10:04 2 pgs
Fees:13.00 Taxes:157.25
20070518-0059502

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 082-07-0-204.00

The actual consideration or value, whichever is greater, for this transfer is $42,500.00

Affiant

Subscribed and sworn to before me this the 10th day of May, 2007.

My Commission Expires: 7-19-08

Notary Public

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:

Home Opportunities, LLC
(Name)
305 Avery Court, Brentwood, TN 37027
(Street Address)

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **Danny Lachmandez, a married person,** hereinafter called the "Grantor," has bargained and sold, and by these presents does transfer and convey unto **Home Opportunities, LLC,** a Tennessee limited liability company, hereinafter called the "Grantee," a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 4, on the Plan of Townwood Homes, LLC, as shown on plat of record in Plat Book 3106, page 147, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Danny Lachmandez in Instrument No. 20001227-0126334, recorded 12/27/2000, Register's Office for Davidson County, Tennessee.

BEING unimproved property known as: 707 Joseph Avenue, Nashville, TN 37207. This property has been used for investment purposes only and has never been used as the marital residence of the grantor

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year, assumed by the Grantee herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," its successors and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that he is lawfully seized 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; and "Grantor" does further covenant and bind himself, his heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee," its successors and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor" has caused their names to be affixed hereto on this 10th day of May, 2007.

Danny Lachmandez

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared **Danny Lachmandez**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, this 10th day of May, 2007.

Notary Public

AMY D. NIX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-19-08