Davidson County DEEDWARR
Recvd: 07/03/07 11:44 2 pgs
Fees:13.00 Taxes:290.45

20070703-0079370

WARRANTY DEED

ET-07-0354

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,500.00

Connie Buchanan
Affiant

Subscribed and sworn to before me, this 22nd DAY OF June, 2007.

Dustin C. Dunn
Notary Public

MY COMMISSION EXPIRES: 6-30-10
(AFFIX SEAL)

DUSTIN C. DUNN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Laura Freeman	Countrywide Home Loans, Inc.	
806 Ashlawn Place	(NAME) 750 Old Hickory Boulevard, #180	161-5-A-24 CO
(ADDRESS) Nashville, TN 37211	(ADDRESS) Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we GWENDOLYN G. FREEMAN A/K/A GWENDOLYN VALIQUETTE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto LAURA FREEMAN, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE BEING UNIT NO. B-6, AS SHOWN ON EXHIBIT A-2 OF THE MASTER DEED ESTABLISHING ASHLAWN PLACE CONDOMINIUMS, OF RECORD IN BOOK 6607, PAGE 596, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION, TOGETHER WITH AN INDIVIDUAL PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO GWENDOLYN G. FREEMAN, UNMARRIED BY WARRANTY DEED FROM RITA O. WOLLAM, UNMARRIED, RECORDED ON THE 5TH DAY OF FEBRUARY 1999, IN DEED BOOK 11329, PAGE 916, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.TENNESSEE.

GWENDOLYN G. FREEMAN IS NOW KNOWN AS GWENDOLYN VALIQUETTE BY VIRTUE OF HER MARRIAGE TO STEVE VALIQUETTE.

THIS IS INVESTMENT PROPERTY, AND HAS NEVER BEEN THE PRINCIPAL RESIDENCE OF STEVE VALIQUETTE.

Subject to any and all existing restrictions and easements of record if any; including those listed in Book 6607, page 182; Book 6669, page 527; Book 6607, page 596; Book 7168, page 550; Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 806 Ashlawn Place, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we 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; 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 GRANTEE(S), 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 22nd day of June, 2007.

Gwendolyn G. Valiquette

STATE OF Tennessee
COUNTY OF Davidson

On this the 22nd day of June, 2007, before me personally appeared Gwendolyn G. Freeman a/k/a Gwendolyn Valiquette to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 22nd day of June, 2007.

Notary Public

My Commission Expires: 3-8-10

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires MAR. 8, 2010

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520