Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 07/27/07 10:37 2 pgs
Fees:13.00 Taxes:610.13

20070727-0089395

02-0706-45587

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $164,900.00

Ashley Neese
Affiant

Subscribed and sworn to before me, this 24th day of July, 2007.

Notary Public
My commission expires: 5/24/08

**Address of New Owner:**
Sandra K. Molasy
438 Westboro Drive
Nashville TN 37209

**Send Tax Bills to:**
New Owner

**Tax Information**
091 13500 [illegible]

My Commission Expires May 24, 2008

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sarah L. Donahue, Married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Sandra K. Molasy, and Barry I. Molasy, wife and husband hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 18, on the Plan of Section One, Westboro Subdivision, of record in Book 1424, Page 18, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Sarah L. Donahue, unmarried by deed from Lisa M. Hunley, now Lisa M. Beathard, married, dated November 14, 2003, recorded November 20, 2003, of record in Instrument No. 20031120-0169564, Register's Office for Davidson County, Tennessee. Jon Dolan, spouse of Sarah L. Donahue, joins in this execution of this instrument t convey any marital interest he may have in said property. Oath is made that Sara L. Donahue is one and the same as person as and is properly known as Sarah L. Donahue.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 438 Westboro Drive, Nashville, TN 37209

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 24th day of July, 2007.

Sarah L. Donahue
BY: Jim Heidenway
Attorney-in-Fact

Jon Dolan
BY: Jim Heidenway
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Jim Heidenway, whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Sarah L. Donahue and Jon Dolan, and that he is authorized by Sarah L. Donahue and Jon Dolan, to execute this instrument on their behalf.

Witness my hand in Brentwood, TN, this 24th day of July, 2007.

Notary Public

My commission expires:
1/23/10

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON