Davidson County DEEDWARR
Recvd: 12/12/07 10:50 2 pgs
Fees:13.00 Taxes:1215.45
20071212-0143169

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 328,500.00.

Kim Williams
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 11th day of December, 2007.

Kimberly D. Hicks
Notary Public

My Commission Expires: 5-18-10

KIMBERLY D. HICKS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY
My Commission Expires MAY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Prudential Relocation, Inc.
16260 N. 71st Street
Scottsdale, AZ 85254
File # 7203816
SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

126160A30600CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sharon D. Duke and Nathaniel G. Duke, wife and husband hereinafter referred to as Grantors, hereby transfers and conveys to **Prudential Relocation, Inc., a Colorado corporation,** hereinafter referred to as Grantees, their heirs 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. 230 on the Final Plat, Riverwalk, Phase 2A, Section 2, as shown by plat appearing of record in Instrument No. 20031014-0151984, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Sharon D. Duke and Nathaniel G. Duke, wife and husband by Warranty Deed from The Craig Company, a Tennessee corporation of record in Instrument No. 20041109-0135343, Register's Office for Davidson County, Tennessee dated 11-4-04.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All Matters set forth in plan of record in Instrument No. 20031014-0151984, said Register's Office.

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.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 7504 Watervale Dr., Nashville, TN 37221.

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 and assigns forever, and I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the 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 26 day of February, 2007.

Sharon D. Duke

Nathaniel G. Duke

STATE OF
COUNTY OF District of Columbia

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Sharon D. Duke and Nathaniel G. Duke, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purpose therein contained on this 26 day of February, 2007.

Witness my hand and official seal this 26th day of February 2007.

Notary Public

My Commission Expires: _____

JAMES GRIFFIN
NOTARY PUBLIC DISTRICT OF COLUMBIA
My Commission Expires May 14, 2010

