STATE OF TENNESSEE)
COUNTY OF SUMNER)

The actual consideration or value, whichever is greater, for this transfer is $ 28,000.00

Affiant

Subscribed and sworn to before me, this the 29 day of October, 2007.

Notary Public

My Commission Expires: 12/9/08

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 12/28/07 08:45 1 pgs
Fees:13.00 Taxes:103.60

20071228-0148235

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Danny Robert Barron, III	Danny Robert Barron, III	043-10-A
555 North Dupont Ave	555 North Dupont Ave	Parcel 16.00
Madison, TN 37115	Madison, TN 37115	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Pinnie K. Baron, Conservator for Juanetta T. Spears**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto, **Danny Robert Baron, III and wife, Ashley Brynn Baron** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

Unit A-819 (302) Madison Park Condominiums, 555 Dupont Avenue, Madison, Tennessee, of Record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description.

Being the same property conveyed from Terence J. Klump by Quitclaim Deed to Juanetta Spears, said Quitclaim Deed dated April 10, 2006 and recorded in Instrument Number 20060615-0071369 on June 15, 2006 in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record as recorded in the Register's Office for Davidson County, Tennessee in Book 5200, Pages 179-182.

This is unimproved property, known as 555 North Dupont Avenue, Unit A-19, Madison, TN 37115.

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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hand(s) this the 29th day of October, 2007

Pinnie K Baron Conservator for Juanetta T Spears

Pinnie K Baron, Conservator for
Juanetta T. Spears

STATE OF TENNESSEE)
COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **Pinnie K Baron, Conservator for Juanetta T. Spears , the bargainor(s), with whom I am** personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 29th day of October, 2007.

Commission Expires: 12/09/08

Notary Public

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

Prepared by: Highland Title, LLC, 394 West Main Street, Hendersonville, TN 37075