File #2008155

Davidson County DEEDWARR
Recvd: 07/08/08 10:58 2 pgs
Fees:13.00 Taxes:547.60

20080708-0070113

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of June, 2008.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

CHARLES E. MORTON IV
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMM. EXPIRES: 3-14-2009

THIS INSTRUMENT WAS PREPARED BY
StoneGate Title, LLC, Keith H. Solomon, 1897 General George Patton Dr. Ste. 108, Franklin, TN 37067

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Alisha Guertin	ocner	~~14210B~~
(NAME)	(NAME)	14210 08 080.0000
609 Barlin Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Brett H. Kelley and wife, Emily Collins Kelley, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Alisha R. Guertin, Unmarried, hereinafter called the 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. 80 on the Plan of Belle Pointe, a Planned Unit Development, Phase Two of record in Plat Book 6250, Pages 797, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Brett H. Kelley and wife, Emily Collins Kelley by deed from Rebecca Smith, unmarried of record at Instrument No. 20070625-0075608 and corrected by Scrivener's Affidavit of record at Instrument No. 20080613-0061099, Register's Office for Davidson County, Tennessee, dated June 22, 2007.

This conveyance is subject to Charter of Belle Pointe Homeowners' Association, Inc., of record in Book 6762, Page 261, and corrected in Book 8016, Page 858; By-Laws of Belle Pointe Homeowners' Association, Inc., of record in Book 6689, Page 783, and as amended in Book 7409, Page 224, in Book 7851, Page 215, in Book 9319, Page 443 and in Instrument No. 20020130-0013252; Declaration of Covenants, Conditions, and Restrictions of Belle Pointe, of record in Book 6689, Page 772, and as amended in Book 6702, Page 409, in Book 6774, Page 774, and in Book 6862, Page 292; Subject to Rules Regarding Enforcement of governing documents of record in Instrument No. 20051027-0130021; Conveyance of common area to Belle Pointe Homeowners' Association, of record in Book 6774, Page 776, Book 6862, Page 286 and Book 6999, Page 982; Sewer Line Easement of record in Book 4613, Page 509; Telephone easement of record in Book 4475, Page 757; Subject to lien for special assessments as contained in the restrictions; Subject to rights of others in and to the common areas and/or elements; all matters shown on the Plan of record in Book 6250, Page 797 and any and all matters shown on the Boundary Plat of Belle Pointe, of record in Plat Book 6250, Page 440, Register's Office for Davidson County, Tennessee.

Unimproved ()
This is improved (X) property, known as 609 Barlin Drive, Nashville, TN 37221
(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 GRANTEES, their heirs and assigns forever; and Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 27th day of June, 2008.

Brett H. Kelley

Emily Collins Kelley

STATE OF TENNESSEE

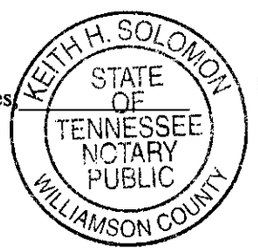
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public, personally appeared Brett H. Kelley and Emily Collins Kelley, who are known to me or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this 27th day of June, 2008.

Notary Public

My Commission expires:



My Commission Expires May 24, 2009

(SEAL)

Mail After Recording To:

StoneGate Title, LLC
1897 General George Patton Dr. Ste. 108
Franklin, TN 37067