THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 08110795**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $407,500.00. Shelby U. Street Affiant Subscribed and sworn to before me, this 17th day of December, 2008. Notary Public My Commission Expires: My Commission Expires April 17, 2010

Davidson County DEEDWARR
Recvd: 12/18/08 15:07 2 pgs
Fees:13.00 Taxes:1507.75
20081218-0121269

JAMES ALEXANDER NOTARY PUBLIC SHELBY COUNTY TENNESSEE

WARRANTY DEED

Address New Owner: Danielle LaLonde 905 Pasadena Drive Nashville TN 37204	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 132-09-0-073.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **John Duffy and wife, Jamey Duffy** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Danielle LaLonde and husband, Michael LaLonde**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 20 ON THE PLAN OF SUBDIVISION OF CERTAIN LOTS IN OAK HILLS SUBDIVISION NO. 1 OF RECORD IN BOOK 547, PAGE 52, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 20 FRONTS 100.00 FEET ON THE SOUTHERLY MARGIN OF GLENDALE PARK AVENUE (NOW PASADENA DRIVE) EXTENDS BACK BETWEEN PARALLEL LINES 285 FEET TO A DEAD LINE. BEING THE SAME PROPERTY CONVEYED TO JOHN DUFFY AND WIFE, JAMEY DUFFY BY WARRANTY DEED FROM CABOT W. HYDE AND WIFE, HELEN A. LEE HYDE, RECORDED ON THE 10TH DAY OF MAY, 2004 IN INSTRUMENT NO. 20040510-0053127, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property located at 905 Pasadena Drive Nashville TN 37204.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 17th day of December, 2008.

John Duffy by Jamey Duffy, Attorney in Fact
John Duffy

Jamey Duffy

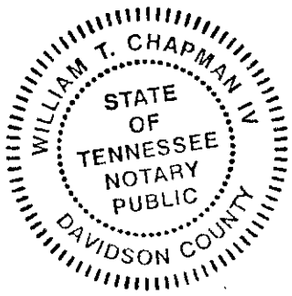
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Jamey Duffy, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of December, 2008.

Notary Public

My Commission Expires: 11/22/10



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Jamey Duffy,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Attorney-in-fact for John Duffy,** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 17th day of December, 2008.

Notary Public

My Commission Expires: 11/22/10



