WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/13/09 11:58 2 pgs
Fees:13.00 Taxes:518.00
20090313-0022840

ET-09-1181

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $140,000.00

Affiant

Subscribed and sworn to before me, this 6th DAY OF March, 2009.

Notary Public

MY COMMISSION EXPIRES: 09-17-11

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher C. Bondie	Franklin American Mortgage	
5508 Knollcrest	(NAME) 501 Corporate Centre Drive, Suite 400	87-5-A-141.00 CO
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Franklin, TN 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we PAMELA J. ROBERTS, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHRISTOPHER C. BONDIE AND HEATHER E. BONDIE, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 46, FARMINGHAM WOODS, PHASE IV, as shown on plat of record in Plat Book 7900, Page 555, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Pamela J. Roberts, unmarried by Deed from Phillips Builders, Inc., recorded on the 29th day of June, 1995 in Book 9716, Page 824, in the Register's Office of Davidson County, Tennessee.

Subject to any and all existing restrictions and easements of record if any; including those listed in Plat Book 7900, Page 555; Plat Book 7900, Page 173; Book 8238, Page 176; Book 8351, Page 533; Book 8423, Page 784; Book 8424, Page 426; Book 8447, Page 635; Book 8702, Page 528; Book 9006, Page 409; Book 9006, Page 414; Book 8245, Page 768; Register's Office for said County.

unimproved ( )

This is improved (X) property, known as 5508 Knollcrest, Hermitage, Tennessee 37076

(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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/our hand(s) this 6th day of March, 2009.

Pamela J. Roberts

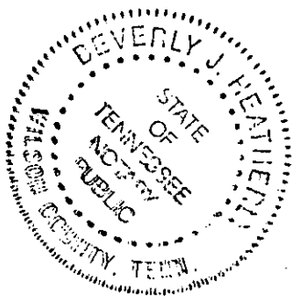
STATE OF Tennessee
COUNTY OF Davidson

On this the 6th day of March, 2009, before me personally appeared Pamela J. Roberts, unmarried to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 6th day of March, 2009.

Notary Public

My Commission Expires: 09-17-11



RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520