FILE 0X8

WARRANTY DEED

R-VRE-09-3806

DEBORAH GAIL JOHNSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires MAY 23, 2009

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $247,624.00

Affiant

Subscribed and sworn to before me, this 19th DAY OF March, 2009.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Turney Stevens, III	Suntrust Mtg Inc. (NAME)	
3806 Nebraska Avenue (ADDRESS)	1001 Semmes Ave (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Richmond VA 23224 (CITY) (STATE) (ZIP)	104-1-208.00

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 GRETCHEN L. SWIFT (NOW KNOWN AS GRETCHEN L. KALONICK), hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHARLES TURNEY STEVENS, III, 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 3, MAP SHOWING SUBDIVISION OF LOTS 80, 81 & 82 IN WEST GROVE SUBDIVISION, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 547, PAGE 14, 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 GRETCHEN L. SWIFT BY WARRANTY DEED FROM CHRISTINE EVANS ROYER, RECORDED ON THE 3RD DAY OF FEBRUARY, 2003 IN INSTRUMENT NO. 20030203-0014842, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

RICHARD KALONICK JOINES IN THE EXECUTION OF THIS INSTRUMENT TO CONVEY ANY/ALL INTEREST HE MAY HAVE IN SUBJECT PROPERTY BY VIRTUE OF HIS MARRIAGE TO GRETCHEN L. SWIFT, NOW KNOWN AS GRETCHEN L. KALONICK.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE LISTED IN PLAT BOOK 547, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 3806 Nebraska Avenue, Nashville, Tennessee 37209
(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.

BILL GARRETT, Davidson County
Trans:T20090018824 DEEDWARR
Recvd: 03/20/09 15:41 2 pgs
Fees:13.00 Taxes:916.21
20090320-0025425

Witness my/our hand(s) this 19th day of March, 2009.

Gretchen L. Swift, now known as Gretchen L. Kalonick

Richard Kalonick

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gretchen L. Swift (now known as Gretchen L. Kalonick) and husband, Richard Kalonick, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th day of March, 2009.

Amanda Vaughn
Notary Public

My Commission Expires: 01/07/2013

(SEAL)

AMANDA VAUGHN
State of Tennessee Notary Public
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903