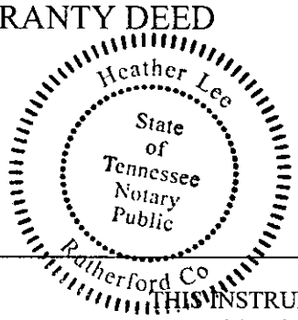
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

J McKinney
Affiant

Subscribed and sworn to before me, this 17th day of July, 2009

Heather Lee
Notary Public

MY COMMISSION EXPIRES: 8-16-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kelley C'DeBaca	First Community Mortgage	071-04-O
(NAME)	(NAME)	(MAP)
2511 Woodyhill Drive	1610 S. Church St. #A	052.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37207	Murfreesboro, TN 37130	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, John C. Mahoney, unmarried, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Kelley C'DeBaca, unmarried, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

LAND in Davidson County, TN, BEING Lot No. 311, on the Plan of Joywood Heights, Section II, of record in Plat Book 1130, pages 92 and 93, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to John C. Mahoney, by deed from James Roberts, of record in Instrument No. 20070315-0031824, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 2511 Woodyhill Drive, Nashville, Tennessee 37207

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 we do covenant with the said GRANTEES 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 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.

BILL GARRETT, Davidson County
Trans:T20090051666 DEEDWARR
Recvd: 07/31/09 08:37 2 pgs
Fees:13.00 Taxes:462.50
20090731-0071553

Witness my/our hand(s) this 17th day of July, 2009.

John C. Mahoney

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared John C. Mahoney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument of his own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 17th day of July, 2009.

Notary Public

My Commission Expires: 7-5-2011

John M. Wells
State of Tennessee Notary Public
Davidson County

Return To: 0030
Jack Case Wilson Title Associates, LLC
125 River Rock Blvd, Ste B
Murfreesboro, TN 37128