Name and Address of New Owner:

Albert Rowe
8354 Merrymount Drive
Nashville TN 37221

Send Tax Bills To:

Regions Bank
PO Box 2153
Birmingham AL 35287

Prepared by:

Southeast Title
907 Rivergate Parkway S-B-1
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $217,000.00

Affiant

Subscribed and sworn to before me on 05/14/10.

Notary Public

My Commission Expires: 12-21-2011

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

Map & Parcel No.
127-134

After Recording RETURN TO:
Closing & Title Services, Inc.
533 Rivergate Parkway
Goodlettsville, TN 37072-2027

BILL GARRETT, Davidson County
Trans:T20100029754 DEEDWARR
Recvd: 05/18/10 09:34 2 pgs
Fees:13.00 Taxes:802.90
20100518-0038151

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Daniel J. Daley, an unmarried man (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Albert Rowe, a married man, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Property commonly known as: 8354 Merrymount Drive Nashville, TN 37221
County of Davidson

Land in Davidson County, Tennessee, being Lot No. 13 on the plan of Section Three, John Cunningham Estates, of record in Book 4860, page 69, Register's Office for said County.

Being the same property conveyed to Daniel J. Daley by Deed from Kimmy L. Perryman, joined by his spouse, Cindy Green Perryman, dated 02/28/92 and filed of record in Book 8562, page 191, said Register's Office.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 8354 Merrymount Drive, Nashville, TN 37221.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they 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 year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 05/14/10.

Daniel J. Daley

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Daniel J. Daley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that 14th executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this the 14th day of May, 2010.

Notary Public

My Commission Expires: 12-21-2011

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.