Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20100041016 DEEDWARR
Recvd: 07/06/10 08:03 2 pgs
Fees:13.00 Taxes:2960.00
20100706-0052420

39-B
File #10-1142

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Caitlin S. Harris and Robert Harris, wife and husband**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Edward H. Mahoney, Jr. and wife, Rita LaLumia**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 65 and the easterly 5 feet of Lot No. 66 on the Plan of Belmont Terrace, as of record in Plat Book 421, Page 101, Register's Office for said County, described as follows:

Beginning on the southerly margin of Cedar Lane at a point 5.0 feet West of the corner of Lots 65 and 66; thence southerly 160.0 feet to the northerly margin of an alley; thence with said alley, easterly 65.0 feet to the westerly margin of Oakland Avenue; thence with said Avenue, northerly 138.0 feet, more or less, to the beginning of a curve; thence around said curve in a northwesterly direction, 33.9 feet, more or less, to the southerly margin of Cedar Lane; thence with said Lane, westerly to the beginning.

Being the same property conveyed to Caitlin S. Harris by Quitclaim Deed from Robert L. Harris dated August 14, 2001 of record in Inst. No. 20010821-0090325, Register's Office, Davidson County, TN. Futhermore, being the same property conveyed to Robert L. Harris and wife, Caitlin S. Harris by Warranty Deed Robert D. Hunt and Tari Parkison Hunt, both unmarried dated 6/5/97 of record in Book 10488, Pgae 963, Register's Office, Davidson County, TN.

Robert Harris joins in this conveyance to convey any and all marital interest he may have in the subject property.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1701 Cedar Lane, Nashville TN, 37212.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 30th day of June, 2010.

Caitlin S. Harris

Robert Harris

State of Tennessee)
County of Davidson)

On this 30th day of June, 2010, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Caitlin S. Harris and Robert Harris, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-8-13

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 800,000.00.

Affiant

Sworn and subscribed before me on this the 30th day of June, 2010.

Notary Public

My Commission Expires: 7-8-13

Return to
Rudy Title & Escrow, LLC
2012 21st Ave S
Nashville, TN 37212
Q-VRE-10-1701

NEW OWNER:
Edward H. Mahoney, Jr.
1701 Cedar Lane
Nashville, TN 37212

RESPONSIBLE FOR TAX PAYMENT:
Regions Bank d/b/a Regions Mortgage
2050 Parkway Office Circle
Birmingham, AL 35244

TAX MAP-PARCEL #:
117-4-381.00