RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027
File No.: TN110386

BILL GARRETT, Davidson County
Trans:T20110046392 DEEDWARR
Recvd: 08/01/11 09:43 2 pgs
Fees:13.00 Taxes:392.20
20110801-0058582

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $106,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of July, 2011.

NOTARY PUBLIC

My commission expires: 8/16/15

JANE GRAZER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan Baisden and wife, DeAnna Baisden 432 K C Ct. Madison, TN 37115	Same address as new owner	052-05-0-278.00

FOR AND IN CONSIDERATION of the sum of One Hundred Six Thousand and 00/100 Dollars ($106,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **SHARON LACOURT, SINGLE,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto, **JONATHAN BAISDEN AND DEANNA BAISDEN, HUSBAND AND WIFE,** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 5, Montague Subdivision, Resubdivision of Lots 4-8, Section 2, Resubdivision of The Reserve Parcel, as shown on plat of record in Plat Book 9700, page 372, in the Regsiter'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 Sharon LaCourt, single, by Special Warranty Deed from Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage - Loan Trust 2006-11, by JP Morgan Chase Bank, National Association, successor in interest to Washington Mutual Bank, as Attorney-In-Fact, dated 1/26/2009, recorded 3/12/2009, of record in Instrument No. 20090312-0022545, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantees, their heirs and assigns, forever.

The undersigned covenant with the said Grantees that she is lawfully seized and possessed of said real estate; that she has a good right to convey the same; and that it is unencumbered except by lien of the 2011 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantees.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, this the 15th day of July, 2011.

Sharon LaCourt
SHARON LACOURT

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

Personally appeared before me, a Notary Public, Sharon LaCourt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 15th day of July, 2011.

Notary Public

Jane Grazer
Printed Notary Name

My commission expires: 8/16/14

JANE GRAZER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD CO.