RETURN TO:
PREMIER ESCROW, LLC
~~4301 HILLSBORO ROAD, STE 300~~
NASHVILLE, TN 37215

BOX 10-A

WARRANTY DEED

B-MM-03-1172

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $565,000.00

Heather Risley
Affiant

Subscribed and sworn to before me, this 6th DAY OF October, 2003.

Kathy Snider
Notary Public

Exp. 5/28/06

MY COMMISSION EXPIRES:
(AFFIX SEAL)

KATHY SNIDER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald R. Comer	ABN Amro Mortgage Group (NAME)	
1172 Safety Harbor Cove (ADDRESS)	2600 W. Big Beaver Rd. (ADDRESS)	64-3-B-112 CO
Old Hickory, Tennessee 37138 (CITY) (STATE) (ZP)	Troy, MI 48084 (CITY) (STATE) (ZP)	

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 JEFFREY S. BOHAN AND CHERYL M. BOHAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto RONALD R. COMER AND CONNIE R. COMER, 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 No. 190 on the Final Plat of Brandywine Pointe, Phase Six, Section Two, a Planned Unit Development, of record in Book 7900, Page 947, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jeffery S. Bohan and wife, Cheryl M. Bohan by Deed dated February 6, 1997 and filed for record on February 6, 1997 in Book 10343, Page 22, Register's Office for Davidson County, Tennessee.

This conveyance is subject to P.U.D. Boundary Plat of record in Book 7900, Page 156 and to HOA Charter of record in Book 9013, Page 39 and Book 9117, Page 77, of record in the said Register's Office.

This conveyance is subject to Restrictions of record in Book 8120, Page 170 and Page 178, Book 8671, Page 484, Book 9010, Page 627, Book 9657, Page 242, Register's Office for said County.

This conveyance is subject to Master Deed/By-Laws of record in Book 10721, Page 835, Register's Office for said County.

There is a Brandywine Point Dock Association Charter of record in Book 8637, Page 563; Restrictions of record in Book 8695, Page 379, Book 9145, Page 957, Book 9576, Page 846, Book 9776, Page 427, Book 10447, Page 711 and Book 10684, Page 324; Ingress/Egress Easement of record in Book 11108, Page 555, all being of record of the said Register's Office.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 10/08/03 12:12 2pgs
Fees:13.00 Taxes:2090.50

20031008-0149424

unimproved ( )
This is improved (X) property, known as 1172 Safety Harbor Cove, Old Hickory, Tennessee 37138

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.

Witness my/our hand(s) this 6th day of October, 2003.

Jeffrey S. Bohan

Cheryl M. Bohan

STATE OF Tennessee

COUNTY OF Davidson

I, John Gleaves, a Notary Public of the County and State first above written, do hereby certify that Jeffrey S. Bohan and wife, Cheryl M. Bohan personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 6th day of October, 2003.

Notary Public

My Commission Expires: 7/29/06

(SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903