Box 17

FROM: Margaret H. Rollins and husband, Clark B. Rollins, Jr.

TO: John L. Barker, Jr. and wife, Margaret P. Barker

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
John L. Barker, Jr. & Margaret P. Barker 2409 Valley Brook Road Nashville, Tennessee 37215	America's Wholesale Lender 750 Old Hickory Blvd., Suite 180 Brentwood, TN 37027	Map 117-9 Parcel 68

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, PLLC, 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $825,000.00.

Davidson County DEEDWARR
Recvd: 11/19/04 14:22 3pgs
Fees:18.00 Taxes:3052.50
20041119-0139276

Affiant

Subscribed and sworn to before me, this the 12th day of November, 2004.

Notary Public

My Comm. Expires: 11/26/05

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Margaret H. Rollins and husband Clark B. Rollins, hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto John L. Barker, Jr. and wife, Margaret P. Barker, hereinafter called "GRANTEES", their heirs and assigns, a 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. 4 of Block 9 on the Map of Woodmont Estates, as of record in Book 974, page 29, Register's Office for said County.

Said Lot No. 4 fronts 183.7 feet on the southerly side of Valley Brook Road and runs back 385.5 feet on the east line and 391.3 feet on the west line, to a dead line in the rear and measures 221.3 feet thereon.

1065022.1

Being the same property conveyed to Margaret H. Rollins by deeds of record in Book 4045, page 551, and Book 7186, page 284, said Register's Office.

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth below.

1. 2004 Metropolitan Government Taxes, which have been prorated.

2. All matters shown on the plan of record in Book 974, page 29, said Register's Office.

This is improved property located at 2409 Valley Brook Road, Nashville, Tennessee 37215.

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 GRANTORS do covenant with the said GRANTEES that they 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 GRANTORS do further covenant and bind themselves, their heirs and assigns, 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.

WITNESS our hand this 12th day of November, 2004.

Margaret H. Rollins

Margaret H. Rollins

Clark B. Rollins Jr by

Clark B. Rollins, Jr., by Margaret Hosier Rollins, as Attorney-in-Fact

Margaret Hosier Rollins as Attorney-in-Fact

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret H. Rollins, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this the 12th day of November, 2004.

Jeanette L. Ramer
NOTARY PUBLIC

My Commission Expires: 7/21/07

JEANETTE L. RAMER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret Hosier Rollins to me known to be the person who executed the foregoing instrument as Attorney-in-Fact in behalf of Clark B. Rollins, Jr., the bargainor, and acknowledged that she executed the same as the free act and deed of the said Clark B. Rollins, Jr. for the purposes therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this the 12th day of November, 2004.

Jeanette L. Ramer
NOTARY PUBLIC

My Commission Expires: 7/21/07

JEANETTE L. RAMER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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