WARRANTY DEED

G-BH-05-1848

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $760,000.00

Affiant

Subscribed and sworn to before me, this 4th DAY OF March, 2005.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

My Commission Expires JULY 29, 2006

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
James T. Slater	America's Wholesale Lender	
1848 Tyne Boulevard	(NAME) 750 Old Hickory Blvd. #180	
(ADDRESS) Nashville, Tennessee 37215	(ADDRESS) Brentwood, TN 37027	145.05-0-018.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 JOANN BERRY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JAMES T. SLATER, UNMARRIED, 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. 1 ON THE PLAN OF VINTAGE PLACE, AS OF RECORD IN BOOK 4460, PAGE 148, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 1 FRONTS 238.22 FEET ON THE EASTERLY SIDE OF TYNE BOULEVARD AND EXTENDS BACK 640.71 FEET ON THE NORTHERLY LINE AND 431.5 FEET ON THE SOUTHERLY LINE TO A DEAD LINE MEASURING 195.9 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JOANN BERRY BY WARRANTY DEED FROM NANCY EVANS HUTCHERSON, TRUSTEE BEING ONE IN THE SAME PERSON AS NANCY H. EVANS, TRUSTEE, RECORDED THE 12TH DAY OF JULY, 1988 IN DEED BOOK 7597, PAGE 326, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record in Plat Book 4460, page 148 and Book 4704, page 991, Register's Office , Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1848 Tyne Boulevard, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 4th day of March, 2005.

JoAnn Berry

Davidson County DEEDWARR
Recvd: 03/10/05 11:50 2 pgs
Fees:13.00 Taxes:2812.00

20050310-0026616

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JoAnn Berry, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

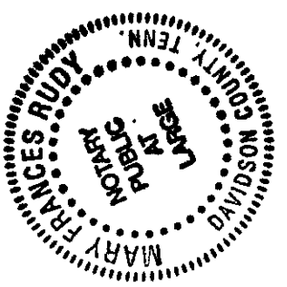
Witness my hand and official seal, this the 4th day of March, 2005.

Notary Public

My Commission Expires: 7-29-06

(SEAL)





RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903