Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $136,200.00

Perry L. Gerenday
Affiant

Subscribed and sworn to before me, this 29 day of June 2005.

Notary Public
My commission expires: 4-2-08

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

Davidson County DEEDWARR
Recvd: 06/30/05 12:13 2 pgs
Fees:13.00 Taxes:503.94

20050630-0075427

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Perry L. Gerenday | SunTrust Mortgage, Inc. | 90-12-0-B-21.00 |
| 709 William Howard Place | 201 4th Avenue North | |
| Nashville TN 37209-0000 | Nashville, TN 37203 | 090-12-0B 021.00 CO |

# WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Barbara J. Church, a married person, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Perry L. Gerenday, an unmarried person, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 21 on the Plan of Hodges Estates of record in Book 11700 Page 33 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Barbara J. Tate, also known as Barbara J. Church, by deed from Hodges and Son, Inc. of record in Instrument No. 20001227-012624|Register's Office for Williamson County, Tennessee

This conveyance is made subject to the following: 1) 2005 taxes a lien which are not yet due and payable. 2) No insurance is provided as the number of acres 3) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 11701 page 212 and in any allied instruments(s) referred to in said restrictions. 4) Charter of Hodges Estates Homeowner's Association of record in Instrument No. 200102020010627 5) Bylaws for Hodges Estates Homeowners Association of record in Book 11701 Page 221

This property is improved property known as 709 William Howard Place, Nashville, Tennessee 37209-0000

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 29th day of June, 2005.

Barbara J. Church
Barbara J. Church

Cary Carter Church by: Barbara J. Church Attorney In Fact
Cary Carter Church
By: Barbara J. Church, Attorney In Fact

Who joins in this conveyance to convey any marital interest he may have.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Brentwood, Tennessee, this 29th day of June, 2005.

Notary Public

Amy Cross Nance State of Tennessee Notary Public Williamson County

My Commission expires: 4/2/07

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 29th day of June, 2005, before me personally appeared Barbara J. Church to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Cary Carter Church acknowledged that such person executed the same as the free act and deed of Cary Carter Church.

Notary Public

My Commission expires 4/2/07

Amy Cross Nance State of Tennessee Notary Public Williamson County

FILE NO: 04912