**This Instrument Was Prepared By:**

Kirk C. Waite, Attorney
7123 Crossroads Boulevard
Suite A
Brentwood, Tennessee 37027

PLEASE RETURN TO: AMTITLE & ESCROW, LLC
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

20B

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $112,900.00.

Affiant

Subscribed and sworn to before me,
This 28th Day of July, 2005.

Notary Public

My Commission Expires: 7-9-08

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

| Address New Owner | Send Tax Bills to: | Map-Parcel |
|---|---|---|
| Timothy Rice<br>320 Jenny Murff Drive<br>Antioch, TN 37013 | Wilmington Finance<br>401 Plymouth Road, Suite 400<br>Plymouth Meeting, PA 19462 | 162-03 73 |

Davidson County DEEDWARR
Recvd: 08/02/05 16:09 2 pgs
Fees:13.00 Taxes:417.73

20050802-0090555

## WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, Mark I. Cherry and wife, Sara M.Cherry , hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Timothy Rice, and wife, Andrea Davis hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No.205, on the Plan of Antioch Park, Section 3, Of record in Plat Book 4460, page 25, Register's Office forDavidson County, Tennessee , to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Mark I. Cherry and wife, Sara M. Cherry, by deed from Erik S. Barton and wife, Carrie F. Barton, of record in InstrumentNO.20000313-0025715, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. County taxes for 2005 and subsequent years.
2. All matters set forth in Plat of record in Book 4460, Page 25 Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of record in Book 4519, page 126, Register's Office for Davidson County, Tennessee.
4. Garage Easement of record in Book 8060, page 126, Register's Office for Davidson County, Tennessee.

This is improved property known as: 320 Jenny Murff Drive Antioch, TN 37013

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees that the Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as otherwise herein set out; the Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 28th day of July, 2005.

Mark I. Cherry

Sara M. Cherry

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Laura Shaun, a Notary Public of the State and County aforesaid, personally appeared Mark I. Cherry and wife, Sara M. Cherry with whom I am personally acquainted, and who upon oath, acknowledged herself to be the within named bargainors, and that they as such executed the foregoing instrument for the purpose therein contained, by signing their names.

Witness my hand, at Nashville, Tennessee, this 28 day of July, 2005.

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-19-08