THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** FTEC File No. 24546 **Record & Return To:** **RETURN TO:** **Mooreland Title Company** **7123 Crossroads Blvd.** **Suite A** **Brentwood, Tennessee 37027**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $182,000.00. Affiant Subscribed and sworn to before me this 29th day of July, 2005. Notary Public My Commission Expires: APRIL N. PROVO NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. NOTARY PUBLIC AT LARGE April N. Provo My Commission Expires Sept. 24, 2005 STATE OF TENNESSEE

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Shay C. Menges 4922 Salem Drive Nashville, TN 37211	CIX Mortgage Co., LLC PO Box 199113 Dallas, TX 75219	Map No.147.05-0 Parcel No. 172.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Alan J. Herline and wife, Carol A. Herline**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Shay C. Menges** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 4922 Salem Drive, Nashville, TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 29th day of July, 2005.

Alan J. Herline

Carol A. Herline

Davidson County DEEDWARR
Recvd: 08/17/05 10:06 2 pg
Fees:13.00 Taxes:673.40

20050817-0097509

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Alan J. Herline and Carol A. Herline**, 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, at office, this 29th day of July, 2005.

Notary Public

My Commission Expires:

GERALD S. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires
SEPT. 22, 2007

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Section I Caldwell Country Estates, as of record in Plat Book 2663, pages 68 and 69, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Alan J. Herline and wife, Carol A. Herline by deed dated May 31, 1994 from Nelda Hill, Unmarried of record in Book 9364, page 44, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2005 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 2663, pages 68 and 69, Register's Office for Davidson County, Tennessee.