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 $164,000.00

Affiant

Subscribed and sworn to before me, this 15th day of September 2005.

Notary Public
My commission expires: 1/27/07

NANCY E. SWYSTUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 27, 2007

Davidson County DEEDWARR
Recvd: 09/16/05 09:07 2 pgs
Fees:13.00 Taxes:606.80
20050916-0111388

Address of New Owner:	Send Tax Bills to:	Tax Information
Bill Gallaher	American Home Mortgage	141-15-0-B/49.00
6833 River Ridge Dr.	538 Broadhollow Rd	
Nashville TN 37221-0000	Melville, NY 11747	

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 Tice Feldman and wife, Tammy L. Feldman, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Bill Gallaher, 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. 239 on the Plan of Rolling River Estates of record in Book 5200 page 81 and amended in Book 5562 page 993 and corrected in Book 6272 Page 196 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Tice Feldman and wife, Tammy L Feldman, by deed from David J. Sadow and wife, Temmie R. Sadow, of record in Book 10910 Page 170 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2005 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Rolling River Estates Phase III of record in Book 5200 Page 81 and amended in Book 5562 Page 993 and corrected in Book 6272 Page 196 Register's Office for Davidson County, Tennessee 3) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 4788 Page 950 and amended in Book 4871 Page 640; Book 4892 Page 689; Book 5336 Page 480 and in any allied instruments(s) referred to in said restrictions. 4) Charter of Rolling River Homeowner's Association of record in Book 4892 Page 671 and Book 8276 Page 552 5) Bylaws for Rolling River Homeowners Association of record in Book 5336 Page 480

This property is improved property known as 6833 River Ridge Dr., Nashville, Tennessee 37221-0000

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 15th day of September, 2005.

Tice Feldman

Tammy L. Feldman

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 Tice Feldman and Tammy L. Feldman, 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 15th day of September, 2005.

Notary Public

NANCY E. SWYSTUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 27, 2007

My Commission expires: 1/27/07

FILE NO: WG1176