WARRANTY DEED

P-06-1824

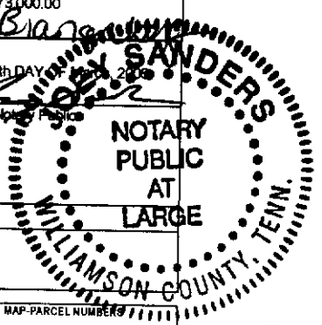
STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $173,000.00

Affiant

Subscribed and sworn to before me, this 7th DAY OF March, 2006

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)



My Commission Expires NOV. 29, 2009

THIS INSTRUMENT WAS PREPARED BY
Prestige Title, LLC
1600 Westgate Circle, Ste. 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra Wilson	Same as new owner (NAME)	
1824 Apple Valley Circle (ADDRESS)	(ADDRESS)	50-03-B-199CO
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we VANGUARD INVESTMENTS, INC., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto SANDRA WILSON, hereinafter called the Grantees, 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. 112 on the plan of Mulberry Downs, Phase 1-B, of record in Book 790, page 818, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

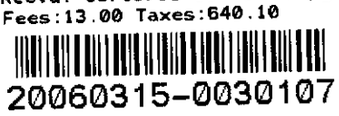
Being the same property conveyed to Vanguard Investments, Inc., by Trustees Deed from Anthony Cornelius Peoples, dated January 13, 2006, of record in Instrument Number 200601240009062, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 1824 Apple Valley Circle, Nashville, Tennessee 37211
(House Number) (Street) (P.O Address) (City or Town) (Postal ZIP)

After Recording Return To:
Heritage Title Services, LLC.
8115 Isabella Ln., Suite 5
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 03/15/06 15:40 2 pgs
Fees:13.00 Taxes:640.10



20060315-0030107

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 7th day of March, 2006.

Vanguard Investments, Inc.

BY: _____
Paul Chattaway, Owner

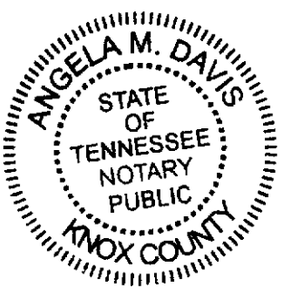
STATE OF Tennessee

COUNTY OF Knox

Before me, a Notary Public, of the state and county aforesaid, personally appeared Paul Chattaway, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Owner of Vanguard Investments, Inc. the within named bargainor, a corporation, and that he as such Owner, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Owner.

WITNESS my hand, at office, this 7th day of March, 2006.

_____
NOTARY PUBLIC
My Commission Expires:_____



My commission expires July 13, 2009

RETURN TO:

PRESTIGE TITLE, LLC
1600 Westgate Circle, Ste. 200
BRENTWOOD, TN 37027
615-515-6800