#11358
Box 13

THIS INSTRUMENT PREPARED BY:
RAMSEY, THORNTON & BARRETT, PLC
ATTORNEYS AT LAW
MIDTOWN CENTER, SUITE D
320 EAST COLLEGE STREET
DICKSON, TENNESSEE 37055
LER 32174

Davidson County DEEDWARR
Recvd: 05/04/06 13:40 2 pgs
Fees:13.00 Taxes:207.20
20060504-0052075

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FIFTY SIX THOUSAND AND 00/100 ($56,000.00) DOLLARS, cash in hand paid by VERNON SUMMERS and wife, CAROLYN SUMMERS, receipt of which is hereby acknowledged, we, GORDON O'MALLEY and wife, TINA O'MALLEY, have bargained and sold, and by these presents transfer and convey unto the said VERNON SUMMERS and wife, CAROLYN SUMMERS, their heirs and assigns, a certain tract or parcel of land as follows:

> Lying and being in Davidson County, Tennessee, and being part of Lot No. 400 on the Plan of McGavock Wetmore and Others Second Addition to Nashville called the Addition to the Town of McGavock, as of record in Book 21, Page 41, in the Register's Office of Davidson County, Tennessee.
>
> BEGINNING on the Easterly margin of 18th Avenue North, as widened, at its intersection with the Southerly margin of the first alley North of Wheless Street; thence with the Southerly margin of said alley Eastwardly to the Westerly margin of another alley; the Northeast corner of Lot No. 400; thence with the Westerly margin of the last mentioned alley, Southwardly 60 feet; thence Westwardly and parallel with the Southerly margin of the first mentioned alley, to the Easterly margin of 18th Avenue North, as widened; thence with said Avenue, Northwardly 60 feet, more or less, to the beginning.
>
> Being the same property conveyed to Gordon O'Malley and wife, Tina O'Malley, by deed from The Estate of Robert Jordan, dated December 30, 1999, and of record as Instrument Number 200001030000265, in the Register's Office of Davidson County, Tennessee.
>
> This property is subject to all matters shown on a plat of record in Book 21, Page 41, in the Register's Office of Davidson County, Tennessee.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said VERNON SUMMERS and wife, CAROLYN SUMMERS, their heirs and assigns, forever. And we do covenant with the said VERNON SUMMERS and wife, CAROLYN SUMMERS, that we are lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unincumbered except for 2006 Davidson County property taxes which have been prorated and will be paid by Grantees. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land

to the said VERNON SUMMERS and wife, CAROLYN SUMMERS, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS, on this 24th day of April, 2006.

GORDON O'~~MALLEY~~

TINA O'MALLEY

STATE OF TENNESSEE
COUNTY OF DICKSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, GORDON O'MALLEY and wife, TINA O'MALLEY, with whom I am personally acquainted or who were proved on the basis of satisfactory evidence to me to be the persons described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that they executed the foregoing instrument as their free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal at office in said County this 24th day of April, 2006.

NOTARY PUBLIC

My Commission Expires: 7-20-2009

CRAIG J. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
My Comm. Expires 7-20-2009

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $56,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed to before me this 24 day of April, 2006.

NOTARY PUBLIC

My Commission Expires: 7.25.09

Heidi Jo Clayton
Notary Public
My Comm. Exp. 07/25/09
State of TENNESSEE
Davidson County

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Tax Map and Parcel 08111016700

ADDRESS OF NEW OWNERS: ~~SEND TAX BILLS TO:~~
~~Mr. and Mrs.~~ Vernon Summers AND CAROLYN Summers
706 WESTCHESTER DR.
MADISON, TN. 37115

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SEND TAX BILLS TO:
HOMECOMINGS FINANCIAL NETWORK
2101 REXFORD, SUITE 168 W.
CHARLOTTE, NC. 28211