Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

Davidson County DEEDWARR
Recvd: 05/08/06 09:29 2 pg:
Fees:13.00 Taxes:349.65

20060508-0053065

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $94,500.00

Misty Hailey
Affiant

Subscribed and sworn to before me, this 28th day of April, 2006.

Gwendolyn Shores
Notary Public
My commission expires: Aug. 6, 2007

GWENDOLYN SHORES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

15-0604-150690

[redacted]

Address of New Owner:	Send Tax Bills to:	Tax Information
Jeremy Srey 045.00CO 2306 Benay Road Nashville TN 37214	Vision Mortgage Professionals 115 Castle Heights Ave N, Suite 206 Lebanon, TN 37087	052-13-0-B-45

[redacted]

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jeremiah G. Bivins married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jeremy Srey unmarried, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Unit No. 60, on the Plan of Phase II-A, River Glen, of record in Book 6900, Page 818, Register's Office for said County, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of River Glen, a horizontal property regime established by Master Deed of record in Book 7566, Page 571 submission of Phase II-A in Book 7724, Page 289 and amended in Instrument No. 20040915-0111299, said Register's Office.

Being the same property conveyed to Jeremiah G. Bivins by deed from Thomas M. McCall and wife, Kathy L. McCall, dated 10-14-02, of record in Instrument No. 20021017-0127954, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2306 Benay Road, Nashville, TN 37214

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, 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.

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 28th day of April, 2006.

Jeremiah G. Bivins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jeremiah G. Bivins with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 28th day of April, 2006.

State of Tennessee at Large

My Commission expires

My Commission Expires
March 20, 2010

GAIL MARSHALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON