THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
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Davidson County DEEDWARR
Recvd: 05/10/06 14:57 2 pgs
Fees:13.00 Taxes:1117.40
20060510-0055065

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $302,000.00.

Mary E. Gomez
AFFIANT

Subscribed and sworn to before me this 3rd day of May, 2006.

D A R. Childress
Notary Public
My Commission Expires:
7/21/07

DAVID A. CHILDRESS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Juan J. Gomez, et ux 941 Davidson Road Nashville, TN 37205	Sovereign Bank 1130 Berkshire Blvd. Wyomissing, PA 19610	Map 115-6 Parcel 83.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Dennis M. Wage and wife, Deborah J. Wage** (herein referred to as "Grantors"), have bargained and sold, and by these presents do hereby transfer and convey unto **Juan J. Gomez and wife, Mary E. Gomez** (herein referred to as "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land located in **Davidson** County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 5, on the Plan of West Meade Hills, Section 1, as of record in Book 2900, page 62, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 152 feet on the southerly side of Davidson Drive and runs back between lines 283.2 feet on the easterly side and 260 feet on the westerly side to a line in the rear measuring 154 feet thereon.

Being the same property conveyed to Dennis M. Wage and wife, Deborah J. Wage by deed from Eunice Ann Hardaway (formerly known as Eunice Ann Burke) of record in Book 9363, page 182, Register's Office for Davidson County, Tennessee.

This is improved property known as 941 Davidson Drive, Nashville, Tennessee 37205.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions:

1. Davidson County taxes for 2006, a lien, but not yet due and payable, which have been prorated the payment of which is assumed by the Grantees; and

2. Subject to all matters as shown on plat of record in Plat Book 2900, Page 62, Register's Office for 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 GRANTEES, GRANTEES' heirs and assigns, forever; and GRANTORS do covenant with the said GRANTEES that GRANTORS are lawfully seized and possessed of said land; have a good right to convey it; and the same is unencumbered, except as otherwise herein set out. GRANTORS do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to the said GRANTEES, GRANTEES' heirs and assigns, against the lawful claims of all persons whomever.

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 our hands this 3rd day of May, 2006.

Dennis M. Wage

Deborah J. Wage

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainors, **Dennis M. Wage** and **Deborah J. Wage** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of May, 2006.

Notary Public

DAVID A. CHILDRESS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 7/21/07