WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,500.00

Mary K. Ryan, Trustee
Affiant

Subscribed and sworn to before me, this 9th day of May, 2006

Notary Public

MY COMMISSION EXPIRES: 9/20/08
(AFFIX SEAL)

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 05/11/06 10:37 2 pgs
Fees:13.00 Taxes:434.75

20060511-0055373

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca Marie Collier	America's Wholesale Lender	120
(NAME)	(NAME)	(MAP)
919 Currey Road	750 Old Hickory Blvd., Ste. 180	29
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37217	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Mary K. Ryan, Trustee of The John H. Rine and/or Mary L. Rine Revocable Living Trust,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Rebecca Marie Collier, unmarried**, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

All that certain lot or parcel of land, together with all the buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being located in the County of Davidson and being more fully describes, to-wit:

A tract of land in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, being part of Lot No. 2 on the Map showing Subdivision of the Ben F. Turbeville Estate, as of record in Book 547, page 143, Register's Office for said county, being Tract No. 4 described according to a survey made by Z. J. Wilkinson, Surveyor, April 2, 1954, as follows:

Beginning on the westerly margin of Curry Road in the southerly margin of the property conveyed to P. Henry Wade by deed from John C. Massie and wife, of record in Book 1040, page 277, said Register's Office, being the northeast corner of said Tract No. 4; thence with said Wade's southerly line south 80 degrees 38' west 291 feet to the center of Mill Creek; thence with the center of same south 4 degrees 30' east 118.5 feet to the corner of Tracts No. 3 and 4; thence with the line between said two tracts eastwardly 338.5 feet to the westerly margin of said Curry Road; thence with same northwardly 116.6 feet to the beginning.

Being the same property conveyed to John H. Rine and wife, Mary Rine, by deed from Thomas J. Hudson and wife, Polly G. Hudson, of record in Book 2279, page 499, and further conveyed to The John H. Rine and/or Mary L. Rine Revocable Living Trust by Quitclaim Deed from John H. Rine and wife, Mary L. Rine, of record in Instrument No. 20000201-0010253, Register's Office for Davidson County, TN. The said John H. Rine and Mary L. Rine are now deceased.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 919 Currey Road, Nashville, Tennessee 37217

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 9th day of May, 2006.

Mary K. Ryan, Trustee

Mary K. Ryan, Trustee of The John H. Rine
and/or Mary L. Rine Revocable Living Trust

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Mary K. Ryan, Trustee of The John H. Rine and/or Mary L. Rine Revocable Living Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 9th day of May, 2006.

Notary Public

My Commission Expires: 9/20/08

