This Instrument Prepared By:
Rebecca T. Garland, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Robert N. Luedtke
5644 Cedar Rock Drive
Nashville, Tennessee 37211

Davidson County DEEDWARR
Recvd: 06/22/06 14:58 2 pgs
Fees:13.00 Taxes:1109.63
20060622-0074771

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
First Tennessee Home Loans
1555 W. Walnut Hill Lane, Ste. 200
Irving, TX 75038

MAP	**172-10**
GROUP	**A**
PARCEL	**20.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Robert S. Komisar, married* person, hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto Robert N. Luedtke and wife, Kimberly Condra Luedtke, hereinafter called the "GRANTEES", their heirs 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 Lot No. 20 on the Final Plat of Brentwood Cove, Revision 3, of record in Instrument #20010201-0009801, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Robert S. Komisar, an unmarried person by deed from Southeastern Building Corporation, a Tennessee corporation of record in Instrument no. 20030403-0043890, Register's Office for Davidson County, Tennessee. Robert Komisar is now married.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2006 and subsequent years.

This is improved property known as 5644 Cedar Rock Drive, Nashville, Tennessee 37211.

***Tracy Komisar, wife of Robert S. Komisar, hereby joins in this conveyance to transfer all of her right, title, and interest in the subject property, marital or otherwise.**

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, GRANTOR does covenants with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 our hands this the 21st day of June, 2006.

Robert S. Komisar

Tracy Komisar

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, Robert S. Komisar and Tracy Komisar, the bargainors, 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 Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 21st day of June, 2006.

Rebecca T. Garland
NOTARY PUBLIC

REBECCA T. GARLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 5/23/2009

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $299,900.00.

AFFIANT

Subscribed and sworn to before me on this 21st day of June, 2006.

NOTARY PUBLIC

JEANNE BURTON GREGORY Notary Public At Large DAVIDSON COUNTY, TENN.

My Commission Expires:

9-30-06

My Commission Expires September 30, 2006