This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

ADDRESS NEW OWNER:

Logan C. Dumitrescu
Andrei Dumitrescu
320 Old Hickory Blvd., #1303
Nashville, TN 37221

SEND TAX BILL:

Mortgagee

MORTGAGEE:
AmSouth Bank
2050 Parkway Office Circle
Birmingham, AL 35244

MAP AND PARCEL:
Map 128-12-A06
Parcel 65.00CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Summer L. Kirk n/k/a Summer L. Kirk Guerreno, married** ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Logan C. Dumitrescu and wife, Andrei Dumitrescu**, ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson, Tennessee, being Unit No. 65, Building No. 13, on the Plan of Section 12, Phase 1A, Eagle Ridge at the Reserve Condominiums, together with the appurtenant interest in the common elements of Eagle Ridge at the Reserve Condominiums, a horizontal property regime established by Master Deed and By-Laws of record in Instrument No. 20011011-0110875, as Supplemented and Amended by Supplement and Amendment No. 7 to the Master Deed of record in Instrument No. 20020313-0031655, Register's Office for said County, said unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed.
>
> Being the same property conveyed to Summer L. Kirk, an unmarried woman, by deed Macallynn J. Achee, Jr. and wife, Frances E. Achee, a/k/a Libby Achee, of record in Instrument No. 20041007-0121463, said Register's Office. The said Summer L. Kirk has since married and is now known as Summer L. Kirk Guerreno.
>
> This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.
>
> Corey Guerreno joins in the execution of this instrument to convey any interest he may have in the subject property as spouse of Summer L. Kirk Guerreno.

This is improved property known as 320 Old Hickory Blvd., #1303, Nashville, TN 37221.

Davidson County DEEDWARR
Recvd: 07/10/06 10:42 2 pgs
Fees:13.00 Taxes:870.98

20060710-0082267

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she is lawfully seized and possessed of the Property 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 herself, her heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 7th day of July, 2006.

Summer L. Kirk Guerreno

Corey Guerreno

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Summer L. Kirk Guerreno and Corey Guerreno, 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 foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 7th day of July, 2006.

Notary Public

My Commission Expires: 09/30/06

JEANNE BURTON GREGORY
Notary Public At Large
DAVIDSON COUNTY, TENN
My Commission Expires September 30, 2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $235,400.00.

AFFIANT

Subscribed and sworn to before me this 7th day of July, 2006.

NOTARY PUBLIC

My Commission Expires: _____

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010