BOX #14A

G#19846-1

This document prepared by:	
Name:	
Firm/Company	**Consumer Trust Title & Escrow, LLC**
Address:	**219 Ward Circle**
Address 2:	**Ste. 5**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**615-369-0039**

Davidson County DEEDWARR
Recvd: 07/13/06 09:02 3 pgs
Fees:18.00 Taxes:869.50

20060713-0084242

--------Above This Line Reserved For Official Use Only----------

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **DANIEL J. ADKINS, MARRIED** hereinafter referred to as "Grantor", have this day bargained and sold, and by these presents do hereby transfer and convey unto **PAUL N. CALLANAN AND WIFE, PAMELA G. CALLANAN** hereinafter "Collectively Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 202 ON THE PLAN OF SECTION TEN, HOLT WOODS, OF RECORD IN BOOK 9700, PAGE 281 AND 282 OF RECORD IN SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED TO DANIEL J. ADKINS BY WARRANTY DEED OF RICHARD T. CHATHAM AND STEPHANIE CHATHAM, BOTH UNMARRIED, DATED JANUARY 25, 2002 AND FILED FOR RECORD ON JAN. 30, 2002 IN INSTRUMENT NO. 20020130-0013026, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Map Parcel Number: 172-15-A-166CO

This property is known as: 1517 CROSSWIND DRIVE, NASHVILLE, TN 37211

THE HEREIN DESCRIBED PROPERTY IS NOT NOW NOR EVER HAS BEEN THE PRINCIPAL PLACE OF RESIDENCE OF THE GRANTOR HEREIN OR HIS SPOUSE.

Subject to Restrictions of record in Book 9570, Page 22, Book 10258, Page 142, By-laws of record in Book 9570, Page 13 and Charter of HOA of record in Book 9570, Page 5, All matters shown on the Plat of record in Book 9700, Page 282, Davidson County, TN, Register of Deeds.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 12th day of July, 2006.

Grantor
Daniel J. Adkins

STATE OF Tennessee

COUNTY OF Williamson

On this 12th day of July 2006 before me personally appeared Daniel J. Adkins to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public

Printed Name: W. Davis

Commission Expires: My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
Daniel J. Adkins
3915 Wood Edge Bend
Bloomington, IN 47401

Grantee(s) Name, Address, phone:
Paul N. Callanan & Pamela J. Callanan
1517 Crosswind Drive
Nashville, TN 37211

SEND TAX STATEMENTS TO :
BANK OF AMERICA, N.A.
P. O. Box 17404
Baltimore, MD 21297-1404

State of TENNESSEE
County of WILLIAMSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$235,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 12th day of July 2006.

Affiant

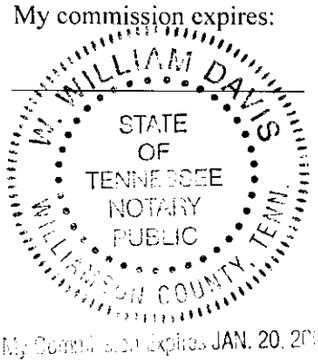
Daniel J. Adkins
Type or Print Name

(Seal)

Notary Public

My commission expires:

W. Davis
Type or Print Name



My Commission Expires JAN. 20, 2010