WARRANTY DEED

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

G-VRE-06-K148-2929

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00

Nicholas J. DeKoff
Affiant

Subscribed and sworn to before me, this 11th DAY OF July, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-29-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas J. DeKoff	Countrywide Home Loans, Inc.	
2929 Selena Drive, K-148 (ADDRESS)	3011 Armory Drive, Ste. 120 (NAME) (ADDRESS)	119-14-A-148 CO
Antioch, TN 37211 (CITY) (STATE) (ZIP)	Nashville, TN 37204 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we LEANNE DURM, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NICHOLAS J. DEKOFF, AN UNMARRIED MAN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

UNIT NO. 148, BUILDING K, AS SHOWN ON THE SITE PLAN OF KINGSWOOD CONDOMINIUMS, OF RECORD IN BOOK 5200, PAGE 520, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN EXHIBIT "C" OF THE MASTER DEED, AS AMENDED, ESTABLISHING KINGSWOOD CONDOMINIUMS, OF RECORD IN BOOK 6058, PAGE 320, SAID REGISTER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO LEANNE DURM, BY WARRANTY DEED FROM DOCTOR R. CRANTS RECORDED ON SEPTEMBER 2, 2005 AT INSTRUMENT NO. 20050902-0105769, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 6058, page320; Book 5200, page 520; Book 6092, page 579; Book 11362, page 523; Book 3645, page 9; Book 3822, page 25; Book 4259, page 977; and Book 4260, page 332, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2929 Selena Drive, K-148, Antioch, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 11th day of July, 2006.

Leanne Durm

Leanne Durm

Davidson County DEEDWARR
Recvd: 07/26/06 08:59 2 pgs
Fees:13.00 Taxes:203.50

20060726-0089868

STATE OF Tennessee
COUNTY OF Davidson

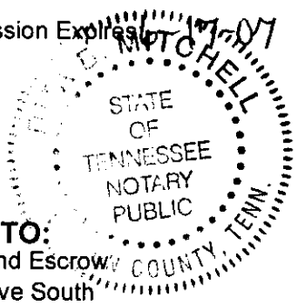
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Leanne Durm, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 11th day of July, 2006.

Notary Public

My Commission Expires: 6-17-07

(SEAL)



RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903