BOX 10-A

L. MACKENZIE COHEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 23, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS **$405,000.00**

Heather Rogerson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS DATE:

July 31, 2006.

NOTARY PUBLIC

COMMISSION EXPIRES: _____

**THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:**

**Grissim Title & Escrow, LLC**
**2309 Crestmoor Rd, Suite 300, Nashville, TN 37215**

Davidson County DEEDWARR
Recvd: 08/01/06 13:49 2 pgs
Fees:13.00 Taxes:1498.50
20060801-0093423

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBER: |
|---|---|---|
| David F. Sherlock and Susan E. Sherlock<br>409 W F Rust Court<br>Nashville, TN 37221 | Americas Wholesale Lender<br>750 Old Hickory Blvd #180<br>Brentwood, TN 37027 | 123-10-A/5.8 |

## WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **JERRY A. NEAL JR. AND JOAN M. CRON, BOTH SINGLE**

HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **DAVID F. SHERLOCK AND WIFE SUSAN E. SHERLOCK**

HEREINAFTER CALLED THE **GRANTEE(S),** 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. 43, on the Plan of Pine Forest, Section 2, a Planned Unit Development as shown on plat of record in Plat Book 11700, pages 3-6, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jerry A. Neal, Jr. and Joan M. Cron in Instrument 20001026-0106012, Register's Office for Davidson County, Tennessee.

JERRY A. NEAL, JR., EXECUTES THIS INSTRUMENT AS ATTORNEY-IN-FACT ON BEHALF OF JOAN M. CRON, PURSUANT TO THE POWER OF ATTORNEY BEING RECORDED IN INSTRUMENT NO , REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

THIS IS ( X ) IMPROVED ( ) UNIMPROVED PROPERTY KNOWN AS:
409 W F RUST COURT, NASHVILLE, TN 37221

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. Whenever 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, this date: 07/31/06

Jerry A. Neal Jr.

X
Joan M. Cron
BY: Joan M. Cron by Jerry A. Neal AIF
**Jerry A. Neal, Jr., Attorney-In-Fact**

LTSR Number:

GTE File: 2006070402

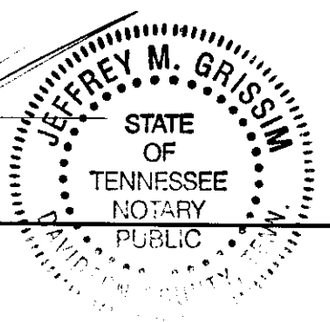
## NOTARY ACKNOWLEDGEMENT

(Individual Notary Acknowledgement)
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jerry A. Neal Jr. with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purposed therein contained.

Witness my hand and official seal at office at Nashville, TN on this the 31st day of July, 2006.

Notary Public



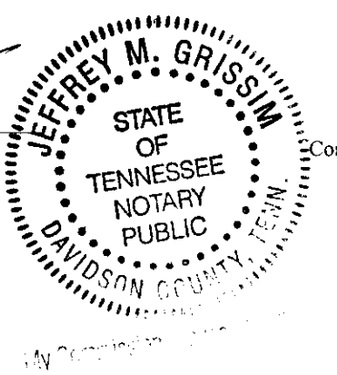

Commission Expires: 1/24/09

STATE OF TENNESSEE
COUNTY OF

On this 31st day of July, 2006, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jerry A. Neal to me known to be the person who executed the foregoing instrument in behalf of Joan M. Cron, and acknowledged that he executed that same as the free act and deed of the said Joan M. Cron.

Witness my hand and official seal at office at Nashville, TN on this the 31st day of July, 2006.

Notary Public




Commission Expires: 1/24/09