This Instrument Prepared by:
Title Corporation of America
PO Box 3112, Brentwood, TN 37024
615-377-0749 File No. 0607060
After Recording please return to:
Lawyers Title & Escrow
2021 Richard Jones Road, Suite 220, Nashville, TN 37215
File No. 28350

Michael J. Philbin, President
Lawyer's Escrow Service, Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215
(615) 320-3262

STATE OF Tennessee
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is **$190,000.00**

Affiant

Subscribed and sworn to before me, this **08/1/06**

Notary Public
My commission expires:

SHANNON PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2008

Name and Address of New Owner:	**Send Tax Bills To:**	**Tax Information:**
William Patrick Thurman 7252 HWY 70S #1503 Nashville, TN 37221-2852	America's Wholesale Lender PO Box 660694 Dallas, TX 75266-0694	142 07 OF 084.00

WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, **Susie M. Blackburn and Clay Blackburn, wife and husband**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **William Patrick Thurman, an unmarried man,** hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in **Davidson County, Tennessee,** described as follows; to-wit:

LAND in Davidson County, Tennessee, being LOT 84, Unit N0. 1503, of Bellevue Commons Townhomes, created under Title 66, Chapter 27, Section 101, et seq., as established by a Master Deed recorded as Instrument No. 200007200071772, re-recorded as Instrument No. 200008280084760, in the Register's Office of Davidson County, Tennessee, together with an undivided percentage interest in the common elements appurtenant to said Unit. Reference is hereby made to the Site Plan of Bellevue Commons, as set forth in said master Deed for a complete identification and location of said Unit.

BEING the same property conveyed to Susie M. Blackburn and husband Clay Blackburn by Warranty Deed from Sandra M. Kelsey, an unmarried woman dated November 22, 2002 and recorded on December 3, 2002 in Instrument No. 20021203-0148464, Register's Office for Davidson County, Tennessee.

The source of this description is the last recorded deed of record.

THIS conveyance is subject to any and all zoning regulations, building restrictions, setback lines, easements and rights for public utilities, restrictive covenants and conditions, all other matters of record applicable to this property and all items set out on any applicable plat of record. Taxes for 2006 and subsequent years have been prorated and assumed by the Grantee(s) herein.

This property is improved property known as **7252 HWY 70S #1503, Nashville, TN 37221-2852**

Davidson County DEEDWARR
Recvd: 08/03/06 13:41 2 pgs
Fees:13.00 Taxes:703.00
20060803-0094858

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors and assigns, forever. Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good and legal right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors 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.

In witness, whereof, we Susie M. Blackburn and Clay Blackburn, sign this Warranty Deed on this the first day of August 2006.

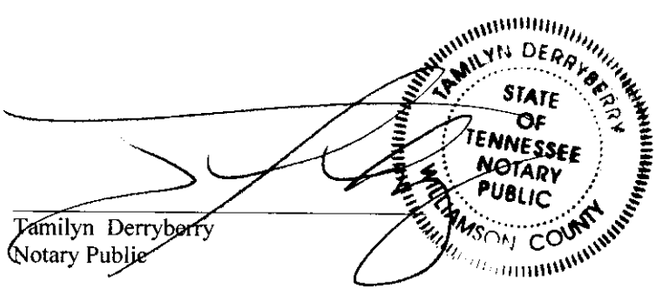
Susie M. Blackburn

Clay Blackburn (being one and the same as Benjamin Clay Blackburn and B. Clay Blackburn)

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Susie M. Blackburn** and **Clay Blackburn,** the bargainor, 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 instrument for the purposes therein contained.

Witness my hand and seal this the 1st day of August, 2006.



Tamilyn Derryberry
Notary Public

My Commission Expires:
May 2, 2010