This instrument was prepared by:

OVERLAND TITLE COMPANY, LLC
5121 Maryland Way, Suite 200
Brentwood, TN 37027
2006070038

Davidson County DEEDWARR
Recvd: 08/18/06 09:56 2 pgs
Fees:13.00 Taxes:388.50
20060818-0101979

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, is $105,000.00
Sworn to and subscribed before me this 15th day of August, 2006.

Affiant

My Commission Expires October 10, 2009

Notary Public

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Aaron Quirk 1044 Patio Drive Nashville, TN 37214	CTX Mortgage Company, LLC P.O. Box 19114 DAllas, TX 75219	108-03 190.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **C. Benjamin Bright and wife, Tammy K. Bright**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Aaron J. Quirk, unmarried**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 126B on the Plan of Zone Lot Division, Section Six Patio Villa of record in Book 6250, Page 489, amended in Book 6250, Page(s) 570 and 571, Register's Office for said County.

Said Lot No. 126B fronts 25.86 feet on the broken northeasterly margin of Patio Drive and extends back 157.71 feet on the northwesterly line(s) and 174.0 feet on the southeasterly line to a dead line in the rear, measuring 52.12 feet thereon.

Being the same property conveyed to C. Benjamin Bright and Tammy K. Bright by Warranty Deed from Bruce Harborth and spouse, Rebecca Harborth, erroneously referred to as Bruce Harbouth and spouse, Rebecca Harbouth in the last prior conveyance, recorded on the 29th day of December, 1999 in Instrument No. 199912290308496, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to:

Zoning; setback requirements; general utility, sewer and drainage easements of record; 2006 real property taxes; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

This is improved property known as **1044 Patio Drive, Nashville, TN 37214.**

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 15th day of August, 2006.

C. Benjamin Bright

Tammy K. Bright by C. Benjamin Bright her Attorney-in-fact

Tammy K. Bright

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, C. Benjamin Bright, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that [s]he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of August, 2006.

Notary Public

R. MARK DOUGALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires September 16, 2007

STATE OF Tennessee
COUNTY OF Williamson

On this 15th day of August, 2006, before me personally appeared C. Benjamin Bright, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Tammy K. Bright, and acknowledged that [s]he executed the same as the free act and deed of Tammy K. Bright.

Witness my hand, at office, on this 15th day of August, 2006.

Notary Public

R. MARK DOUGALL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires September 16, 2007