WARRANTY DEED

G-VRE-5005-06

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $245,000.00

Affiant

Subscribed and sworn to before me, this 25th DAY OF August, 2006.

Notary Public

MY COMMISSION EXPIRES: 1-20-09
(AFFIX SEAL)

Lauren M Rickels
STATE OF TN NOTARY PUBLIC
Williamson County

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
Jared A. Becton	1st Trust Bank (NAME)	
5005 Dakota Avenue (ADDRESS)	6525 Quail Hollow, Ste 300 (ADDRESS)	103-03-0-101.00
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Memphis, TN 38187 (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 ANDREW COOK RODGERS AND WIFE, COREY ELIZABETH HICKS N/K/A COREY RODGERS, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JARED A. BECTON AND AMITY C. BECTON, HUSBAND AND WIFE,, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF BLOCK 18, ON THE PLAN OF THE REALTY SAVINGS BANK AND TRUST COMPANY'S REVISED PLAN OF WEST EXTENSION OF CHARLOTTE PARK COMPANY'S FIRST ADDITION TO NASHVILLE, OF RECORD IN BOOK 421, PAGE 18, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:□□BEGINNING ON THE SOUTHERLY MARGIN OF DAKOTA AVENUE, FORMERLY FOURTH AVENUE, 110 FEET WESTWARDLY FROM THE WESTERLY MARGIN OF FIFTIETH AVENUE NORTH, FORMERLY NINTH STREET; THENCE WITH THE SOUTHERLY MARGIN OF DAKOTA AVENUE, WESTWARDLY 50 FEET; THENCE SOUTHWARDLY PARALLEL WITH THE FIFTIETH AVENUE, 160 FEET; THENCE EASTWARDLY PARALLEL WITH DAKOTA AVENUE, 50 FEET; THENCE NORTHWARDLY 160 FEET TO THE POINT OF BEGINNING.□□

BEING THE SAME PROPERTY CONVEYED TO ANDREW COOK RODGERS, UNMARRIED, AND COREY ELIZABETH HICKS, UNMARRIED BY WARRANTY DEED FROM BARBRA S. THOMPSON, A SINGLE PERSON, RECORDED ON THE 11TH DAY OF FEBRUARY, 2004 IN INSTRUMENT NO. 20040211-0016538, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. COREY ELIZABETH HICKS IS NOW MARRIED AND KNOWN AS COREY RODGERS.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 421, page 18, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 5005 Dakota Avenue, Nashville, Tennessee 37209
(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.

Davidson County DEEDWARR
Recvd: 08/29/06 11:49 2 pgs
Fees:13.00 Taxes:906.50
20060829-0106648

Witness my/our hand(s) this 25th day of August, 2006.

Andrew Cook Rodgers

Corey Rodgers

STATE OF Tennessee
COUNTY OF Davidson

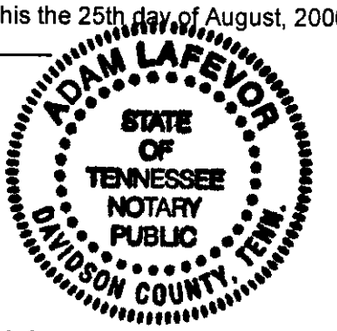
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Andrew Cook Rodgers and Corey Rodgers, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed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

Witness my hand and official seal, this the 25th day of August, 2006.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV 22, 2008

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