WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/14/06 12:09 2 pgs
Fees:13.00 Taxes:370.00
20060914-0114081

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$100,000.00.**

Joshua Rudolph
Affiant

Subscribed and sworn to before me this 8th day of September, 2006

Notary Public
My Commission expires: 8/12/10
(Affix Seal)

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Joshua Rudolph	Homecomings Financial Network, Inc.	83-15-0-170.00
2714 Barclay Drive	2101 Rexford, Suite 250W	
Nashville, TN 37206	Charlotte, NC 28211	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Patricia Pearson and Tammy Bridgeforth**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Joshua Rudolph, an unmarried man**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 194 on the plan of Fortland Park, Section II, of record in Book 2900, page 40, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Patricia Pearson and Tammy Bridgeforth, by deed from Brenda C. Nichols, on August 28, 1998, of record in Book 11106, page 556, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Taxes and assessments for the year 2006 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 083-15-0-170.00.
- Subject to all matters as shown on the Plan of record in Book 2900, page 40, Register's Office Davidson County, Tennessee.

This is improved property known as: **2714 Barclay Drive, Nashville, TN 37206**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this September 8, 2006.

Patricia Pearson
Patricia Pearson

Tammy Bridgeforth
Tammy Bridgeforth

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Patricia Pearson and Tammy Bridgeforth** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this September 8, 2006

My commission expires 8/10/10

Notary Public

ANDREW H. MALONEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY