200609044

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $75,000.00.

June Ballard
Affiant

Subscribed and sworn before me this the 16th day of October, 2006.

Notary Public
My commission expires: 7.24.07

Davidson County DEEDWARR
Recvd: 10/18/06 15:13 2 pgs
Fees:13.00 Taxes:277.50
20061018-0129512

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information
James W. Proctor	Homecomings Financial, LLC (f/k/a) Homecomings Fin	28-45.01
5055 Ridge Road	2101 Rexford, Suite 250W	
Joelton, TN 37080	Charlotte, NC 28211	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, John C. Proctor, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to James W. Proctor and wife, Christy J. Proctor, husband and wife, as tenants by the entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, beginning in the center of Marrowbone Ridge Road and leaving said road with Abernathy's line South 3 ½ deg. West 417 ¾ feet to a stake; thence North 32 ½ deg. East 208 ¾ feet; thence North 3 ½ deg. East 417 ¾ feet to center of road 32 ½ deg. West 308 ¾ feet to the point of beginning.

Being the same property conveyed to JOHN C. PROCTOR, by deed from LEEANDREW J. PROCTOR, of record as Instrument No. 20060127-0010413, dated January 10, 2006, said Register's Office.

Being the same property conveyed to Leeandrew J. Proctor, Jr. and wife, Paulette G Proctor by deed from L J Proctor and wife, Addene Proctor dated 5/19/80 of record as Instrument No. 200512270153393, said Register's Office. The said Paulette G Proctor having died on November 21, 1997.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 5055 Ridge Road, Joelton, TN 37080.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

Witness my hand this the 16th day of October, 2006.

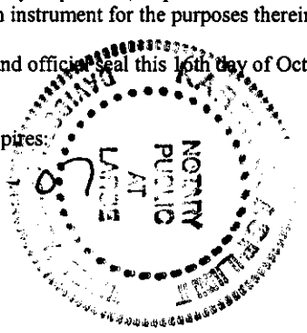
John C Proctor
John C. Proctor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John C. Proctor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of October, 2006.

My commission expires:
2.21.07



Notary Public