03

Realty T.Pk
Box 488

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/20/07 15:23 2 pg
Fees:13.00 Taxes:506.90

20070220-0021036

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $137,000.00.

Affiant

Subscribed and sworn to me on February 13, 2007.

NOTARY PUBLIC
My Commission expires 7/14/2010

THIS INSTRUMENT WAS PREPARED BY:
Todd A. Bricker
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375
Our File #22189SP

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Brett A. Kling Wesley L. Butler 2704 Delaware Avenue Nashville, TN 37209	**Realty Mortgage Corp.** **7000 Executive Center Dr.** **Ste. 200** **Brentwood, Tn 37027**	92-10-244

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Rivercrest Homes, LLC, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto Brett A. Kling and Wesley L. Butler, hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 6, Block C, on the Plan of M.B. and M.S. Pilcher Resubdivision of record in Plat Book 57, page 91, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Rivercrest Homes, LLC, by Warranty Deed from Delores Anne Hutchison Carter of record as Instrument No. 20060517-0057818, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. 2007 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and
2. Subject to Urban Zoning Overlay of record as Metro Ordinance No. BL2000-364, made applicable by Ordinance No. BL-2000-476, of record in the Metropolitan Clerk's Office for Davidson County, Tennessee.

This property is also known as improved property located at 2704 Delaware Avenue, Nashville, TN 37209.

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, his heirs and assigns, forever, and

GRANTOR does covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, 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.

WITNESS our hands on February 13, 2007.

Rivercrest Homes, LLC

By: _____

William W. Depietro, Chief Manager

STATE OF TENNESSEE, COUNTY OF DAVIDSON

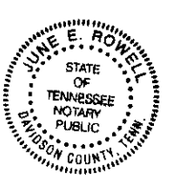
Before me, the undersigned, a Notary Public of said County and State, personally appeared William W. Depietro, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Manager (or other officer authorized to execute the instrument) of Rivercrest Homes, LLC, the within named bargainor, a limited liability company, and that he as such Chief Manager executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Chief Manager.

Witness my hand and official seal on February 13, 2007.

_____

NOTARY PUBLIC

My Commission Expires:



NOTARY PUBLIC
AT LARGE
June E. Rowell
My Commission Expires
May 22, 2010
STATE OF TENNESSEE