Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

LAURA BRADY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires July 24, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $175,500.00

Affiant

Subscribed and sworn to before me, this 31st day of January, 2007.

Laura Brady

Notary Public
My commission expires: 7-24-2010

15-0701-150976

Address of New Owner:	Send Tax Bills to:	Tax Information
Wade Fleming	America's Wholesale Lender	52C-51N-C-7.02
4661 Woodside Drive	P.O. Box 10423	
Old Hickory TN 37138	Van Nuys, CA 91410	MP 064040006900

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jason Bockman, erroneously referred to as Jason Brockman on previously recorded Deed, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Wade Fleming and wife, Rhonda Fleming, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Wilson County, State of Tennessee, described as follows: to- wit:

Land in Wilson County, Tennessee, being Lot No. 62, on the Plan of Woodside Subdivision, Section II, of record in Plat Book 16, Page 284, Register's Office for Wilson County, and of record in Book 5200, Page 98, Register's Office for Davidson County, Tennessee, to which plan references are hereby made for a more complete description.

Being the same property conveyed to Jimmy R. Fendley and wife, Alice Fendley by deed from Harold R. Hamm and wife, Evelyn H. Hamm, dated January 5, 1989, recorded January 6, 1989, of record in Book 413, Page 241, Register's Office for Wilson County, Tennessee, and of record in Book 7749, Page 661, Register's Office for Davidson County, Tennessee. The said Jimmy R. Fendley having since died on July 12, 2005 leaving Alice Fendley as surviving tenant by the entirety.

Further being the same property conveyed to Rich Hart by deed from Alice Fendley, widowed, dated October 27, 2006, recorded November 2, 2006, of record in Book 1213, Page 1807, Register's Office for Wilson County, Tennessee, and of record in Instrument No. 20061027-0133444, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Jason Bockman, erroneously referred to as Jason Brockman by deed from Rich Hart, for the consideration of $105,000.00, dated October 27, 2006, recorded November 14, 2006, of record in Book 1215, Page 2279, Register's Office for Wilson County, Tennessee, and of record in Instrument No. 20061128-0146600, Register's Office for Davidson County, Tennessee.

Erica Bockman, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

Davidson County DEEDWARR
Recvd: 03/06/07 11:10 2 pgs
Fees:12.00 Taxes:0.00
20070306-0027528

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4661 Woodside Drive, Old Hickory, TN 37138

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 ~~31st~~ 30th day of January, 2007.

Jason Bockman

Erica Bockman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jason Bockman and Erica Bockman, 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 in Hermitage, TN, this ~~31st~~ 29th day of January, 2007.

JENIFER L. WISE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

State of Tennessee at Large

My Commission expires 5/3/2010

RECORD AND RETURN TO:
SUMNER TITLE & ESCROW LLC
131 INDIAN LAKE BLVD #200
HENDERSONVILLE TN 37075

BK/PG:1232/929-930
07327055

2 PGS : AL - DEED	
JILL BATCH: 106974	
02/23/2007 - 09:05 AM	
VALUE	175500.00
MORTGAGE TAX	0.00
TRANSFER TAX	649.35
RECORDING FEE	10.00
DP FEE	2.00
REGISTER'S FEE	1.00
TOTAL AMOUNT	662.35

STATE of TENNESSEE, WILSON COUNTY
JOHN B SPICKARD
REGISTER OF DEEDS