Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $165,000.00

Affiant

AMANDA M. CLARK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Subscribed and sworn to before me, this 30th day of March, 2007.

Notary Public
My commission expires: 10-17-2009

06-0703-72652

Address of New Owner:	Send Tax Bills to:	Tax Information
Walter A. Rouse	Coldwell Banker Mortgage	175-04-0-A-053.00CO
4502 Banff Park Drive	3000 Leadenhall Rd	
Antioch TN 37013	Mount Laurel, NJ 08054	

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, Sherry Gail Floyd, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Walter A. Rouse, a married man, and Ilda L. Rouse, his wife, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Unit No. 35A, on the Plan of Park Place Subdivision, Phase Two, a Planned Unit Development and a Horizontal Property Regime (Private Element), as described in a Master Deed of record in Instrument No. 20010214-0014161, re-recorded in Instrument No. 20010702-0069590, amended in Instrument No. 20011019-0114191, re-recorded in Instrument No. 20011212-0136927, amended in Instrument No. 20030710-0095634, and re-recorded in Instrument No. 20030915-0134956, the Plan of which is of record in Instrument No. 20020530-0065765, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Park Place Ventures, LLC by deed from E. Cordell Lawrence and wife, Margaret L. Lawrence, dated October 22, 1998, recorded November 2, 1998, of record in Book 11179, Page 708, Register's Office for Davidson County, Tennessee.

Further being part of the same property conveyed to Landmark Homes of Tennessee, Inc., a Tennessee corporation by deed from Park Place Ventures, LLC., a Tennessee limited liability company, dated June 27, 2003, recorded July 1, 2003, of record in Instrument No. 20030701-0090654, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Sherry Gail Floyd, an unmarried woman by deed from Landmark Homes of Tennessee, Inc., a Tennessee corporation, dated November 24, 2003, recorded December 1, 2003, of record in Instrument No. 20031201-0172624, Register's Office for Davidson County, Tennessee. Deed of Correction recorded April 23, 2004, of record in Instrument No. 20040423-0046152, said Register's Office.

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 4502 Banff Park Drive, Antioch, TN 37013

Davidson County DEEDWARR
Recvd: 04/13/07 10:52 2 pgs
Fees:13.00 Taxes:610.50
20070413-0044618

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 30th day of March, 2007.

Sherry Gail Floyd

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sherry Gail Floyd and , 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 Rutherford, TN, this 30th day of March, 2007.

Amanda M Clark

My Commission expires 10-17-2009

AMANDA M. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD