Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $106,000.00

Susan Frasley Newton
Affiant

Subscribed and sworn to before me, this 11th day of May, 2007.

Donna C. Pionk
Notary Public
My commission expires: 02/22/09

DONNA C. PIONK NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.
MY COMMISSION EXPIRES: JAN 26, 2008

03-0704-34599

Address of New Owner:	Send Tax Bills to:	Tax Information
Jesus Gallegos Ruvalcaba 521 Rockwood Drive Hermitage TN 37076	US Bank P.O.20005 Owensboro, KY 42304-7772	086-11-0-005.00

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, Kent A. Biery and wife, Linda E. Biery, by and through George Basch, Attorney-in-Fact, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Jesus Gallegos Ruvalcaba, a married man, 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 Lot No. 33 on the Plan of Hermitage Woods, Section Three, of record in Book 5050, Pages 109 and 110, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kent A. Biery and wife, Linda E. Biery by quitclaim deed from Anthony W. Odell and wife, Tracey L. Odell, dated July 26, 2006, recorded August 9, 2002, of record in Instrument No. 20020809-0096092, Register's Office for Davidson County, Tennessee.

Subject to all matters affecting said premises as contained in Plat Book 5050, Page 110, Register's Office for Davidson County, Tennessee.

Subject to Restrictions of record in Book 5211, Page 812, and amended in Book 5239, Page 850 and in Book 6145, Page 135, Register's Office for Davidson County, Tennessee.

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 521 Rockwood Drive, Hermitage, TN 37076.

This instrument is being executed pursuant to a Power of Attorney being recorded simultaneously herewith.

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.

Davidson County DEEDWARR
Recvd: 05/15/07 09:33 2 pgs
Fees:13.00 Taxes:392.20
20070515-0057881

WITNESS my hand this 11th day of May, 2007.

Kent A. Biery
By: George Basch, Attorney in Fact

Linda E. Biery
By: George Basch, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Basch, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes herein contained, and who further acknowledged that he is the attorney in fact for Kent A. Biery, and that he is authorized by him to execute this instrument on his behalf.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of May, 2007.

Commission expires 2/22/09

Notary Public

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Basch, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes herein contained, and who further acknowledged that he is the attorney in fact for Linda E. Biery, and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of May, 2007.

Commission expires 2/22/09

Notary Public

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN