(2)

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater for this transfer is $150,000.00 Affiant Subscribed and Sworn to me, this 22nd day of October, 2007. Notary Public My commission expires: 6-27-09

JACKIE LAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 27, 2009

THIS INSTRUMENT WAS PREPARED BY
Samuel F. Anderson, Attorney at Law, 392 Harding Place Suite 230, Nashville, Tennessee 37211

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL:
Whitney W. Sutton 3253 East Lake Drive Nashville, TN 37214	Mortgage Lenders of America 8400 West 110th St. 500 Overland Park, ks 66210	MAP & PARCEL 10812023700

FOR AND IN CONSIDERATION of the sum of Ten Dollars, ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Jeffrey E. Spears and wife Shelley Spears,** hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **Whitney W. Sutton**, hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 98 on the Plan of Section 5, Trailwood, of record in Plat Book 6900, pages 447, 478 and 479, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Jeffrey E. Spears by deed from Marcus Ellison and wife, Tasheka Ellison of record in Instrument No. 20060320-0031782, Register's Office for Davidson County, Tennessee. The said Shelley Spears joins in this conveyance to convey any interest she may have as the wife of Jeffrey E. Spears.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 6900, Pages 477, 478 and 479, said Register's Office.

Subject to restrictions of record in Book 8078, Page 521; Book 5728, page 298; Book 6128, page 361 and Book 6426, page 153, said Register's Office,

The legal description is the same as the previous deed of record.

This is (x) improved ( ) unimproved property known as 3253 East Lake Drive, Nashville, TN 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 10/25/07 13:23 2 pgs
Fees:13.00 Taxes:555.00
20071025-0126234

Whenever 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 this 22nd day of October, 2007.

Jeffrey E. Spears

Shelley Spears by Jeffrey Spears her Attorney in fact

Shelley Spears

By Jeffrey E. Spears by Power of Attorney of Record in Instrument No. 20071025-0126233 Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Jeffrey E. Spears** the within named bargainor, 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 therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of October, 2007.

Notary Public

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 1/24/09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On October 22, 2007, before me personally appeared Jeffrey E. Spears to me known to be the person who executed the foregoing instrument in behalf of Shelley Spears and acknowledged that he executed same as the free act and deed of said Shelley Spears for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of October, 2007.

My Commission Expires:
1/24/09

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC