PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

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Davidson County DEEDWARR
Recvd: 07/02/08 12:56 2 pgs
Fees:13.00 Taxes:2349.50

20080702-0068431

Christy Wilkins Ivey

Percy Wilkins, Jr. (of Counsel)

W & I Ref:(dm) Title No: 49455
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
S. Patrick Whalen Ursula P. Whalen 3904 Valley Rd. Nashville, Tennessee 37205	SunTrust Mortgage, Inc. 401 Commerce Street, Suite 6100 Nashville, Tennessee 37219

TAX MAP-PARCEL NUMBERS: 10312019300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$635,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert H. Thym Jr. and spouse, Katherine P. Thym**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **S. Patrick Whalen and spouse, Ursula P. Whalen** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 18 of Block F on the Plan of Cherokee Park of record in Book 547, pages 169 and 170, Register's Office for said County.

Said Lot No. 18 of Block F fronts 60 feet on the northwesterly margin of Valley Road and extends back 213.56 feet on the Southwesterly line and 219.47 feet on the northeasterly line to a dead line in the rear, measuring 63 feet thereon

Being the same property conveyed to Robert H. Thym, Jr., and Katherine R. Preston, both unmarried as joint tenants with the right of survivorship by warranty deed from T. Andrew Smith and wife, Janette S. Smith dated June 11, 1993 and recorded on June 15, 1993 of record in Book 8982, page1, Register's Office for Davidson County, Tennessee. The said Katherine R. Preston is now knows as Katherine P. Thym.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2008, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 547 Pages 169 and 170, said Register's Office, which Plan shows a 50 foot minimum building setback line from Valley Road and a 5 foot easement for public utility purposes along the rear line(s). Issuance of a Gas/Mechanical Electrical or Plumbing Permit by the Metropolitan Government of Nashville and Davidson County, of record in Book 11706, page 122, said Register's Office.

This is improved property, known as: 3904 Valley Road, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of July, 2008.

Robert H. Thym Jr.

Katherine P. Thym

State of TENNESSEE
County of DAVIDSON

On this 1st day of July, 2008 , before me the undersigned authority, personally appeared Robert H. Thym Jr. and Katherine P. Thym , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires May 2, 2011

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $635,000.00

Affiant

Sworn and subscribed before me this the 1st day of July, 2008

Notary Public

My Commission Expires:

CHRISTY W IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires May 2, 2011