AFTER RECORDING, RETURN TO:
Lawyer's Escrow Service, Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

This instrument prepared by: John F. Morreale, Attorney
JOHN F. MORREALE & ASSOCIATES, P.C.
449 Taft Avenue
Glen Ellyn, Illinois 60137

WARRANTY DEED

THIS INDENTURE, made this 4 day of August , A.D., 20 08 , by and between

Eric A. Wilson An unmarried person

First Parties, and

Scott Allan Stalker, unmarried

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ----------One and NO/100----------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 72 ON THE PLAN OF SECTIONS THREE AND FOUR, MOSS ROSE HEIGHTS, AS OF RECORD IN PLAT BOOK 1835, PAGE 103, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE.

OWNER:
Scott Allan Stalker
3912 Ivy Drive
Nashville, TN 37216

RESPONSIBLE TAXPAYER:

Platinum Mortgage, Inc.
P.O. Box 6206
Huntsville, AL 35813

Davidson County DEEDWARR
Recvd: 09/29/08 15:07 2 pgs
Fees:13.00 Taxes:684.50
20080929-0098819

PROPERTY ADDRESS: 3912 IVY DRIVE
NASHVILLE, TN 37216
This is improved property.

MAP & PARCEL: 073-01-223.00

Being the same property conveyed to Eric A. Wilson by deed from Keith W. Behrens and wife, Melania S. Behrens of record in Instrument 200610050124093 on 09/22/2006 and filed for record on 10/05/2006, Register's Office for Davidson County.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

X _____ X _____

Eric A. Wilson

✓STATE OF VIRGINIA
COUNTY OF FAIRFAX

Personally appeared before me, Eric A. Wilson An unmarried person, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 4 day of AUGUST, 20 08.

_____ Notary Public

My Commission Expires: 9/30/2010

EVAN DOWNEY
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES SEP. 30, 2010
COMMISSION # 7036411

STATE OF TN COUNTY OF WILLIAMSON

I hereby swear or affirm that, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 185,000.00. Affiant Capri Baines.

Subscribed and sworn to before me this 26th day of September, 20 08.

My Commission Expires: _____

3/19/2012

JUDY A. CASEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY