03

Realty Title

Prepared By & Return To:
Tennessee Title Services, LLC
6 Cadillac Drive, Suite 100
Brentwood, TN 37027
10-0158

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE , WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$567,000.00

Affiant

BILL GARRETT, Davidson County
Trans:T20100023161 DEEDWARR
Recvd: 04/20/10 08:14 2 pgs
Fees:13.00 Taxes:2097.90
20100420-0029525

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th day of April, 2010

Notary Public
Commission Expires: 2/11/13

ADDRESS OF NEW OWNER:
Jack W. Erter
4707 Nebraska Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
SUNTRUST MORTGAGE, INC.
901 SEMMES AVE
RICHMOND, VA 23224

MAP & PARCEL
103-03-0-245.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Jason Bockman, married

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jack W. Erter, III, _____

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 4 of Block 19 on the Map of a part of Sylvan Park, as of record in Plat Book 332, page 104, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being a portion of the same property conveyed to Jason Bockman, a married man, by Warranty Deed from Gary Wayne Love, Sr., as Executor of the Last Will and Testament of Vernon D. Lawrence and Dwayne Love, Gary Love, Sr., Anthony Love and Linda Raymer, as devisees under Will of Vernon D. Lawrence, dated 9-29-09 and recorded 10-2-09 in Instrument No. 20091002-0091741, in the Register's Office of Davidson County, Tennessee.

SUBJECT PROPERTY IS NOT THE MARITAL RESIDENCE OF THE GRANTOR HEREIN, NOR ANY SPOUSE OR ASSIGNS.

QR

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 4707 Nebraska Avenue Nashville TN 37209.

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 and assigns forever; and we so covenant with the said GRANTEES that we are lawfully seized 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this 9 **day of** Apr **, 2010.**

Jason Bockman

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jason Bockman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville TN, Tennessee this 9th day of April, 2010.

Notary Public

Commission Expires: 2-20-12

CHRIS MULE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY