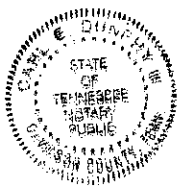
Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Avenue, Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 222,000.00

Affiant



NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE

Subscribed and sworn to before me, this 25th day of October, 2012.

Notary Public
My commission expires: 1-6-2015

03-1209-37875

Address of New Owner:	Send Tax Bills to:	Tax Information
Ben Shirk 914 Downey Drive Nashville TN 37205	CornerStone Home Lending 1177 West Loop South, #200 Houston, TX 77027	115-05-0-015.00

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, Robert J. Luca and, Wife Anne Elizabeth Luca, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Benjamin A. Shirk, an unmarried man and Gerald A. Shirk, 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. 4, on the Plan of Glennwood, of record in Book 2854, Page 17, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert J. Luca and, Wife Anne Elizabeth Luca by deed from Marshall Cothran, Jr., dated December 30, 2005, recorded January 12, 2006, of record in Instrument No. 20060112-0004998, 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 914 Downey Drive, Nashville, TN 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 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: 10/30/12 14:40	2 pgs
Fees:13.00 Taxes:821.40	
20121030-0099616	

RJL

ACP

WITNESS my hand this 25th day of October, 2012.

Robert J. Luca

Anne Elizabeth Luca

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert J. Luca and Anne Elizabeth Luca, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in ~~Nashville, TN~~ METAIRIE, LA, this 25th day of October, 2012.

Godual Martinez Jr - Notary ID 51166 Notary Public My commission is for life Jefferson Parish, LA

State of ~~Tennessee~~ Louisiana at Large

My Commission expires FOR LIFE

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY