STATE OF TENNESSEE }
COUNTY OF Davidson }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00

Linda Navarro
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 15th DAY OF July, 2005

TISHA C. BALDWIN NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

NOTARY PUBLIC

My Commission expires: 12-7-07

Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015

Carol Wood

Address of New Owner	Send Tax Bills To:	Tax Information:
Vincent Ransom 105 Haynes Park Ct. Nashville, TN 37218	Same	69-4-105

Davidson County DEEDWARR
Recvd: 07/21/05 13:49 2 pgs
Fees:13.00 Taxes:240.50

20050721-0085053

Warranty Deed

For and in consideration of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, **Carol Wood, a single person,** thereinafter called the **Grantor**, have bargained and sold, and by these presents do transfer and convey unto **Vincent Ransom,** hereinafter called the **Grantee**, his 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. 195 on the Plan of Haynes park Subdivision, Section 1, as of record in Book 4300, page 115, Register's Office of Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description of said lot..

BEING the same property conveyed to Herbert Wood and Carol Wood with rights of survivorship by Quitclaim deed from Richard Mason, Trustee, dated 3/16/1998 and recorded 3/17/1998 in Book 7769, page 173, Register's Office of Davidson County, Tennessee. Also being the same property title to which vested in Carol Wood upon the death of Herbert Wood.

This is improved property generally located:
105 Haynes Park Ct., Nashville, TN 37218

SUBJECT TO THE FOLLOWING:

1. 2005 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.
2. Easement, setbacks and all other matters shown on the plan of Haynes park Subdivision, Section 1, as of record in Book 4300, page 115, Register's Office of Davidson County, Tennessee.
3. Restrictive covenants recorded in Book 4530, page 394, Register's Office of Davidson County, Tennessee, and to which instrument reference is here made for the complete and exact terms, details and requirements thereof.
4. Party Drive Agreement of record at Book 4983, page 553, Register's Office of Davidson County, Tennessee.

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, his heirs and assigns, forever. I do covenant with said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out therein. I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the Grantee, his 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.

IN WITNESS WHEREOF, **Carol Wood,** has caused this instrument to be executed, this the 25th day of June, 2005.

Carol Wood

Carol Wood

STATE OF Nevada
COUNTY OF Clark

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Carol Wood**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

SWORN to and subscribed before me
This the 25 day of June, 2005.

My commission Expires: _____

NOTARY PUBLIC

NOTARY PUBLIC
STATE OF NEVADA
County of Clark
T. OLEARY
No: 05-93908-1
My Appointment Expires Aug. 27, 2008