This document prepared by (and after recording return to):

Firm/Company	**Consumer Trust Title & Escrow, LLC**
Address:	**219 Ward Circle**
Address 2:	**Suite 3**
City, State, Zip:	**Brentwood, TN 37027**
Phone:	**(615) 369-0039**

Davidson County DEEDWARR
Recvd: 09/30/05 10:03 3 pg:
Fees:18.00 Taxes:440.30

20050930-0117570

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **ANNA CAMILLE MCGILL (FKA ANNA CAMILLE ROHRER)** hereinafter referred to as "Grantor", have this day bargained and sold, and by these presents do hereby transfer and convey unto **KRISTIN J. KEITH, UNMARRIED AND DAVID S. HIGDON, UNMARRIED** hereinafter "collectively Grantee", the following lands and property, together with all improvements located thereon, lying in the County of **DAVIDSON**, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 32 ON THE PLAN OF RESUBDIVISION OF SUNNYMEADE BLOCK C OF RECORD IN PLAT BOOK 974, PAGES 56 AND 57, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

THIS BEING THE SAME PROPERTY CONVEYED TO ANNA CAMILLE ROHRER, MARRIED BY WARRANTY DEED OF FRANCIS D. HOPWOOD AND WIFE, NANCY D. HOPWOOD DATED DECEMBER 28, 1998 AND RECORDED JANUARY 5, 1999 IN BOOK 11283, PAGE 455, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BY QUITCLAIM DEED DATED JANUARY 23, 2003 AND RECORDED MARCH 24, 2003 IN INSTRUMENT NO. 20030324-0038121, SAID REGISTER'S OFFICE, MICHAEL BRYAN ROHRER CONVEYED ALL OF HIS RIGHT, TITLE, AND INTEREST TO ANNA CAMILLE ROHRER.

Map Parcel Number: **61-15-75 This property is known as: 1213 ARDEE AVENUE, NASHVILLE, TN 37216**

SUBJECT to all matters on the Plan of record in Book 974, Pages 56 and 57, all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 28th day of September, 2005.

Anna Camille McGill

Grantor
Anna Camille McGill, FKA
Anna Camille Rohrer

James Daniel McGill

Grantor
James Daniel McGill

**** JAMES DANIELMCGILL, HUSBAND OF ANNA CAMILLE MCGILL JOINS HEREIN FOR THE PURPOSE OF CONVEYING ANY RIGHT, TITLE, OR INTEREST HE MAY HAVE IN THE HEREIN DESCRIBED PROPERTY BY VIRTUE OF HIS MARRIAGE TO ANNA CAMILLE MCGILL.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28Th day of September, 2005, before me personally appeared Anna Camille McGill, FKA Anna Camille Rohrer and James Daniel McGill, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

HENRY LEIGH GRANT
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 8, 2008

Notary Public

Printed Name: _____

Commission Expires: _____

Grantor(s) Name, Address, phone:
Anna Camille McGill
343 15th St. NW
Cleveland, TN 37311

Grantee(s) Name, Address, phone:
Kristin J. Keith
David S. Higdon
1213 Ardee Avenue
Nashville, TN 37216

SEND TAX STATEMENTS TO :
GRANTEE

State of TENNESSEE
County of DAVIDSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$119,000.00**, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 28th day of September, 2005

Affiant

SHANNON SYLVESTER
Type or Print Name

(Seal)

Notary Public

My commission expires:

HOLLY LEIGH
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 7

Type or Print Name