Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $260,000.00

Affiant

Subscribed and sworn to before me, this 10th day of November, 2005

Notary Public

My commission expires:

MELISSA L. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES JULY 19, 2008

Davidson County DEEDWARR
Recvd: 11/23/05 12:25 2 pgs
Fees:13.00 Taxes:962.00
20051123-0141828

02-0510-44337

Address of New Owner:	Send Tax Bills to:	Tax Information
Matthias S. Bamgbose 2601 Welshcrest Drive Antioch TN 37013	Same as new owner	149-15-0-A-089

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, Eric K. Harrison, Married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Matthias S. Bamgbose and wife, Modupe O. Bamgbose, 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. 119 on the Plan of Section Three, Cambridge Forest, of record in Book 11700, Page 44, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Eric K. Harrison, an unmarried man by deed from Beazer Homes Corp. dba Phillips Builders, dated June 16, 2000, of record in Instrument No. 20000717-0070111, Register's Office for Davidson County, Tennessee. Monica M. Harrison, spouse of vested owner, joins in the execution of this instrument to convey any/all marital interest she may have in said property.
>
> 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 2601 Welshcrest Drive, Antioch, TN 37013

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.

WITNESS my hand this 10th day of November, 2005.

Eric K. Harrison

Monica M. Harrison

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Eric K. Harrison and Monica M. Harrison, 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 Brentwood, TN, this 10th day of November, 2005.

State of Tennessee at Large

My Commission expires 9/8/09