State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $220,000.00.

Davidson County DEEDWARR
Recvd: 04/20/06 13:28 2 pgs
Fees:13.00 Taxes:814.00
20060420-0045525

Wyatt Rampy
Affiant

Subscribed and sworn to before me, this 17th day of April, 2006.

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

Notary Public: Devon J. Sutherland
My Commission Expires: 12/09/08

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Wyatt A. Rampy and Wendy L. Rampy 5036 Chaffin Drive Nashville, TN 37221	New Owner	155-16-8

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **John M. Keeton, III and wife, Evelyn C. Keeton**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Wyatt A. Rampy and wife, Wendy L. Rampy**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

BEING Lot No. 8 on the Plan of Section One, Pasquo Park, as of record in Book 3600, Page 53, Register's Office for said county.

SAID Lot No. 8 fronts 250 feet on the North side of Chaffin Drive, and extends back 140 feet on the West line and 221.9 feet on the East line, to a dead line in the rear, which is a broken line on which it measures 282 feet.

BEING the same property conveyed to John M. Keeton, III and wife, Evelyn C. Keeton by Warranty Deed, dated May 20, 1966, recorded May 23, 1966, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

Taxes and assessments for the 2006 and subsequent years.

Subject to conditions, easements, restrictions, and/or building set-back lines that appears on the plat of record in Plat Book 3600, Page 53, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 3769, Page 294 and Book 3870, Page 11, Register's Office for Davidson County, Tennessee.

2006 Davidson County taxes $1,869.51 not yet due and payable.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 5036 Chaffin Drive, Nashville, TN 37221

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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 17th day of April, 2006.

John M. Keeton, III

Evelyn C. Keeton

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **John M. Keeton, III and Evelyn C. Keeton**, the bargainor(s), 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, this 17th day of April, 2006.

Commission Expires: 12/09/08

Notary Public: Devon J. Sutherland

DEVON J. SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.

This Instrument Prepared By:

Highland Title, LLC.
394 West Main Street, Suite B-5
Hendersonville, TN 37075