Return To: Founders Title and Escrow, LLC
1912 21st Ave South
Nashville, TN 37212

Box 19-A

THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 25222-03-2006**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $330,000.00. Affiant Subscribed and sworn to before me this 20th day of April, 2006. Notary Public My Commission Expires:

BRENDA S. LANE
NOTARY PUBLIC
STATE OF TENNESSEE
Exp. 5/23/06
DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Elizabeth L. Jordan Robert H. Jordan 3720 Woodmont Lane Nashville, TN 37215		Map No.116.12-0 Parcel No. 068.00

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 of which is hereby acknowledged, **John E. Ashworth and wife, Ivy J. Ashworth**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Elizabeth L. Jordan and husband, Robert H. Jordan** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3720 Woodmont Lane, Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 20th day of April, 2006.

John E Ashworth by Ivy J Ashworth, Attorney in Fact Ivy J Ashworth

John E. Ashworth, BY: Ivy J. Ashworth, Attorney-In-Fact, p8ursuant to a power of attorney being placed of record immediately prior hereto

Ivy J. Ashworth

Davidson County DEEDWARR
Recvd: 04/24/06 12:18 2 pgs
Fees:13.00 Taxes:1221.00
20060424-0046573

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Ivy J. Ashworth**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of April, 2006.

GERALD PATTERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires
SEPT. 22, 2007

Notary Public

My Commission Expires:

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Ivy J. Ashworth,** with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained, and who further acknowledged that SHE is the Attorney-in-Fact for the said **John E. Ashworth** and is authorized by the said **John E. Ashworth** to execute this instrument on HIS behalf.

Witness my hand, at Office, this 20th day of April, 2006.

GERALD PATTERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires
SEPT. 22, 2007

My commission expires: _____

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being the southwesterly triangular part of Lot No. 31; the northerly triangular part of Lot No. 29; and the major portion of Lot No. 30 of Block "D" on the Map of Woodmont Lane Homesites, of record in Book 1130, page 13, Register's Office for said County, described as follows according to a survey by T.R. Sanford, dated June 25, 1962;

Beginning at a point in the easterly margin of Woodmont Lane, 12 feet north of the corner of Lots No. 30 and 31 at an iron pin; thence southeasterly crossing the line between Lots No. 30 and 31 at 95.3 feet, a total distance of 193.6 feet, to an iron pin in the west line of Lot No. 11; thence along the west line of Lots No. 11 and 12, southerly 54.1 feet to a concrete monument in the west line of Lot No. 12, being also the corner of Lots No. 29 and 30; thence with the line between Lots No. 29 and 12, southerly 12 feet to an iron pin; thence westerly crossing the line of Lots No. 29 and 30 at 117 feet, a total distance of 224.6 feet to an iron pin in the east margin of Woodmont Lane which pin is 12 feet north of the corner of Lots No. 29 and 30; thence with the margin of Woodmont Lane, northerly 90 feet to the point of beginning.

Being the same property conveyed to John E. Ashworth and wife, Ivy J. Ashworth by warranty Deed dated April 25, 2001 from John M. Rolfe, Jr. and wife, Vanessa V. Rolfe of record in Instrument No. 20010427-0042449, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2006 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. All matters appearing on the Plan of record as Book 1130, page 13, Register's Office for Davidson County, Tennessee.