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 $350,000.00

Kristina Martinez
Affiant

Subscribed and sworn to before me, this 10th day of May, 2006.

Notary Public
My commission expires: 10/10/08

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

02-0604-44765

Address of New Owner:	Send Tax Bills to:	Tax Information
Donald Ross 6025 Manor Place Brentwood TN 37027	New Owner	160-12-0-206.00

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, Connie D. Jaubert and husband, James J. Jaubert, II, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Donald Ross and wife, Sharon Ross, 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. 262, on the Plan of Revised Phase 6, Hearthstone, of record in Book 6250, Page 994 as amended in Book 6900, Page 254 and 255, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Connie D. Jaubert and husband, James J. Jaubert, II by deed from Primacy Closing Corporation, a Nevada Corporation, dated 8-27-03, of record in Instrument No. 20030926-0142701, Register's Office for Davidson County, Tennessee.
>
> 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 6025 Manor Place, Brentwood, TN 37027

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.

Davidson County DEEDWARR
Recvd: 05/18/06 12:19 2 pgs
Fees:13.00 Taxes:1295.00
20060518-0058530

WITNESS my hand this 11th day of May, 2006.

Connie D. Jaubert

James J. Jaubert, II

STATE OF LOUISIANA
COUNTY OF Lafayette

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Connie D. Jaubert and James J. Jaubert, II, 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 Lafayette, LA, this 11th day of May, 2006.

Notary Public 36050

My Commission expires