WARRANTY DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $86,822.69.

Affiant

Subscribed and sworn to me on June 30, 2006

NOTARY PUBLIC

My Commission Expires: 1/27/07

JOHN COBB ROCHFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Davidson County DEEDWARR
Recvd: 06/30/06 10:35 2 pgs
Fees:13.00 Taxes:321.24

20060630-0078414

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford, Attorney-at-Law
2200 Abbott Martin Road
Nashville, TN 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Robert N. Mohon, 9005 Overlook Blvd, #309 Brentwood, TN 37027	SAME	134-09-041

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Cynthia G. Murphy, an unmarried woman, hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents do transfer and convey unto Robert N. Mohon, a married man, hereinafter called **"GRANTEE,"** his successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 17 on the Plan of Woodland Hills, Phase One as of record in Plat Book 6900, Pages 666-669 in the Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed from Mitchell H. Murphy to Cynthia G. Murphy by Quitclaim Deed dated January 10, 1995 of record in Book 9587, Page 356, said Register's Office.

The conveyance of the above-described parcel of land is subject to the following:

1. 2005 Davidson County and subsequent taxes are assumed by the Grantee; and

2. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities, and all other matters of record applicable to this property.

This property is also known as improved property located at 3956 Atkins Drive, Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns, forever, and GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his successors 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 our hands on June 30, 2006.

Cynthia G. Murphy

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On June 30, 2006, before me personally appeared Cynthia G. Murphy to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal on June 30, 2006.

John Cobb Rochford
NOTARY PUBLIC

My Commission Expires: 1/27/07

JOHN COBB ROCHFORD
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE