WARRANTY DEED

KIMIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

STATE OF Tennessee
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9/15/06

Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES OCTOBER 12, 2008

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Guaranty Company, 1980 Post Oak Blvd, Houston, TX 77056

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas Graeff	Bank of America	Map 098-13-0-C-135.00
(NAME)	(NAME)	
2117 Amanda Meadow Court	21000 NW Evergreen Pkwy	
(ADDRESS)	(ADDRESS)	
Hermitage TN 37076	Hillsboro OR 97124	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THIS INDENTURE, made and entered into this 15 day of September, 2006, by and between NGOC-LAN N. STRICKLAND and husband, RAY D. STRICKLAND , party of the first part, and Douglas Graeff, unmarried , party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate situated and being in the County of DAVIDSON, State of Tennessee, to wit:

BEING Lot No. 98, on the Plan of Phase Four, Section Three, The Meadows of Seven Points of record in Instrument 20040921-0113530, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to NGOC-LAN N. STRICKLAND and husband, RAY D. STRICKLAND by deed from* , dated 10/28/05 and filed of record in Record Book **, page ____, Register's Office for DAVIDSON County, Tennessee. *Frank Batson Homes, Inc. **Instrument No. 20051108-0135095

Subject to Restrictions of record in Deed Book 11670, Page 822, Deed Book*_____, page _____, Deed Book _____, page _____, and Deed Book _____, page _____, said Register's Office. Further subject to easements, covenants, agreements, and mineral exceptions, if any, of record. *Instrument No. 200003220028986

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the afore described real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for

See Exhibit B for exceptions to title

; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity is referred to, and pronouns shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed the day and year first above written.

Ngoc-Lan N. Strickland
NGOC-LAN N. STRICKLAND

Ray D. Strickland
RAY D. STRICKLAND

Davidson County DEEDWARR
Recvd: 09/19/06 09:56 2 pgs
Fees:13.00 Taxes:1110.00

20060919-0115716

STATE OF

COUNTY OF

Before me, a Notary Public in and for said County and State, personally appeared NGOC-LAN N. STRICKLAND, individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at H & R Block Bank Kansas City, MO this 3rd day of August, 2006.

Commission expires:

Kecia L. Harrison

Notary Public

KECIA L. HARRISON
Notary Public - Notary Seal
State of Missouri - County of Jackson
My Commission Expires Apr. 5, 2010
Commission #06860214

STATE OF

COUNTY OF

Before me, a Notary Public in and for said County and State, personally appeared RAY D. STRICKLAND, individual(s) who executed the foregoing instrument and acknowledged that the same is said individual(s) free and voluntary act and deed.

Witness my hand and official seal at H & R Block Bank Kansas City, MO this 3rd day of August, 2006

Commission expires:

Kecia L. Harrison

Notary Public

KECIA L. HARRISON
Notary Public - Notary Seal
State of Missouri - County of Jackson
My Commission Expires Apr. 5, 2010
Commission #06860214