This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

Davidson County DEEDWARR
Recvd: 10/27/06 14:48 3 pgs
Fees:18.00 Taxes:183.15
20061027-0133790

ADDRESS NEW OWNER:

Ronald W. Sanford
Janice A. Schweitzer
Lot 8 Pennington Bend Chase
Nashville, TN 37214

SEND TAX BILL:

SunTrust Mortgage, Inc.
P. O. Box 305110
Nashville, TN 37230-5110

MORTGAGEE:
SunTrust Mortgage, Inc.
P. O. Box 305110
Nashville, TN 37230-5110

MAP AND PARCEL:
P/O MAP 62
PARCELS 46 AND 47

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Laura Goodwin and David M. Shearon, joint tenants with the right of survivorship, as to a one half undivided interest, and Cambridge Builders Corp., a Tennessee corporation, as to a one half undivided interest** ("Grantor"), have bargained and sold, and by these presents do transfer and convey unto **Ronald W. Sanford and wife, Janice A. Schweitzer**, ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Pennington Bend Chase, as of record in Instrument No. 20060531-0063604, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.
>
> Being part of the same property conveyed to Laura Goodwin and David M. Shearon, Joint Tenants With The Right of Survivorship, as to a one half undivided interest, and Cambridge Builders Corp., a Tennessee corporation, as to a one half undivided interest, by deeds of record in Instrument Numbers 200003070023290, 200003070023292, 20020710-0083010, 20020710-0083011, and 20040120-0007346, Register's Office for Davidson County, Tennessee.
>
> This conveyance is made subject to such limitations and restrictions and easements as may affect the premises.

This is unimproved property known as Lot 8 Pennington Bend Chase, Nashville, TN 37214.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that they are lawfully seized and possessed of the Property in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further

covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 26th day of October, 2006.

Laura Goodwin

David M. Shearon

Cambridge Builders Corp., a Tennessee corporation

BY: _____
Nelson W. Holt, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Laura Goodwin and David M. Shearon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 26th day of October, 2006.

Notary Public

My Commission Expires: 01/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the said County and State, personally appeared Nelson W. Holt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Cambridge Builders Corporation, the bargainor, a Tennessee corporation, and that he as such President, executed the within instrument for the purposes stated therein by signing the name of the corporation by himself as such President.

Witness my hand and official seal this 26th day of October, 2006.

Notary Public

My Commission Expires: 01/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $49,500.00.

AFFIANT

Subscribed and sworn to before me
this 26th day of October, 2006.

NOTARY PUBLIC

My Commission Expires: 01/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
January 24, 2009