THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
One American Center
3100 West End Avenue, Suite 550
Nashville, TN 37203
(615) 460-7478

Davidson County DEEDWARR
Recvd: 11/06/06 11:57 2 pgs
Fees:13.00 Taxes:183.15
20061106-0137782

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 62-46
62-47

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

M. E. Holt
Affiant

Subscribed and sworn to before me this the 3rd day of November, 2006.

My Commission Expires: 1/24/09

Notary Public

LINDA F. BURNSED STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

ADDRESS NEW OWNER(S) AS FOLLOWS:

Nelson W. Holt
(Name)
4517 Graycroft
(Street Address)
Nashville, TN 37216

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **Laura Goodwin and David M. Shearon, Husband and Wife, joint tenants with the right of survivorship, it's 1/2 undivided interest and Cambridge Builders Corp., a Tennessee Corporation, it's 1/2 undivided interest,** hereinafter collectively called the "Grantor," has bargained and sold, and by these presents does transfer and convey unto **Nelson W. Holt and wife, Mary E. Holt,** hereinafter collectively called the "Grantee," a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 6, on the Plan of Pennington Bend Chase, as shown on plat of record in Instrument No. 20060531-0063604, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Volunteer Investments, a Tennessee Corporation and Cambridge Builders Corporation, a Tennessee Corporation, as tenants in common each owning one half in Instrument 20000307-0023292 recorded 3/7/2000, Register's Office for Davidson County, Tennessee.

Cambridge Builders retaining their ½ interest in said property.

Volunteer Investments conveyed their ½ interest to Adco Enterprises, Inc, a Tennessee Corporation, in Instrument # 200207100083011, recorded 7/10/2002, Register's Office for Davidson County, Tennessee.

Adco Enterprises, Inc. further conveyed their ½ interest to Laura Goodwin and David M. Shearon, joint tenants with the right of survivorship, in Instrument 20040120-0007346 recorded 1/20/2004, Register's Office for Davidson County, Tennessee.

Both Cambridge Builders Corporation and Laura Goodwin and David Shearon, as joint tenants with right of survivorship, possess a ½ interest in said property.

BEING unimproved property known as: Lot 6, Pennington Bend Chase Subdivision
Nashville, TN 37214

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated between Grantor and Grantee and assumed by the Grantee herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," their successors and/or assigns forever; and "Grantor" does covenant with the said "Grantee" that they are lawfully seized 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; and "Grantor" does further covenant and bind themselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee," their successors and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor" has caused their names to be affixed hereto on this 3rd day of November, 2006.

Cambridge Builders Corp., A
Tennessee Corporation

By: _____
Nelson W. Holt, President

David M. Shearon, by Nelson Holt as Attorney-In-Fact, recorded simultaneously herewith

_____
Laura Goodwin by Nelson Holt as Attorney-In-Fact, recorded simultaneously herewith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Nelson Holt, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the Attorney-In-Fact for David Shearon and Laura Goodwin and that he as such Attorney-In-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the names David Shearon and Laura Goodwin, the barganiors, by the said Nelson Holt, as Attorney-In-Fact.

Witness my hand and official seal in Nashville, Tennessee, this 3rd day of November, 2006.

_____
Notary Public

My Commission Expires: 1/24/09

LINDA F. BURNSED STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for 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 Corp., a corporation, the within named bargainor, and that as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by Himself as President.

Witness my hand and official seal in Nashville, Tennessee, this 3rd day of November, 2006.

_____
Notary Public

My Commission Expires: 1/24/09