STATE OF TENNESSEE
COUNTY OF Davidson

BOX 13
13148

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $186,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF April, 2007.

Notary Public
MY COMMISSION EXPIRES: 7-25-09
File No. G7-3037D

Heidi Jo Clayton Notary Public My Comm. Exp. 07/25/09 State Of TENNESSEE Davidson County

Davidson County DEEDWARR
Recvd: 04/23/07 14:12 2 pgs
Fees:13.00 Taxes:690.05
20070423-0048078

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
John Thompson (NAME)	American Equity Mortgage (NAME)	73-13-101
2705 Traughber Drive (STREET ADDRESS	11933 Westline Industrial Dr. (STREET ADDRESS)	
Nashville, TN 37206 (CITY) (STATE) (ZIP)	St Louis, MO 63146 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **John J. Rudin,III and Harriet Tisdell-Rudin, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **John Thompson and wife, Michelle Thompson,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 7 on the plan of MAILAN HEIGHTS, as shown by plat of record in Plat Book 1835, Page 90, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 7 fronts 70.0 feet on the northerly margin of Traughber Drive and extends back 159.1 feet on the westerly line and 160.3 feet on the easterly line to a dead line in the rear, measuring 70.1 feet thereon.

BEING the same property conveyed to John J. Rudin, III and Harriet Tisdell-Rudin, husband and wife from Fidelity Financial Services, Inc., by Deed dated March 26, 1986, in Book 6815, Page 726, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2006 taxes have been paid by the Grantor and have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 2705 Traughber Drive, Nashville, TN 37206.

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 and assigns, forever, and we do covenant with the said GRANTEES that we 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and

assigns, against the lawful claims of all persons whomsoever. Whenever 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 my/our hand(s) this 12th day of April, 2007.

John J. Rudin,III — April 12, 2007 Date

Harriet Tisdell-Rudin — April 12, 2007 Date

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named John J. Rudin ,III and Harriet Tisdell-Rudin, husband and wife, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 12th day of April, 2007.

My Commission Expires: 3/20/10

Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O. BOX 663
GALLATIN, TN 37066