Davidson County DEEDWARR
Recvd: 05/02/07 09:32 3 pgs
Fees:18.00 Taxes:184.59
20070502-0052216

This instrument prepared by:
Leila Hansen, Esq.
2700 E. Sunset Road, Ste 5
Las Vegas, NV 89120

WARRANTY DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Samuel Chandler
500 Schooner Cove
Hermitage, TN 37076

MAIL TAX STATEMENT TO:
Samuel Chandler
500 Schooner Cove
Hermitage, TN 37076

MAP PARCEL NUMBERS:
Map/Parcel: 98-09-A-50

FOR AND IN CONSIDERATION of the sum of Forty Nine thousand eight hundred eighty nine dollars and 67/100 ($49,889.67), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Kenneth L. Saefkow, an unmarried man and Samuel K. Chandler, an unmarried man, as joint tenants with right of survivorship** has this day bargained and sold, and does hereby transfer and convey unto the said **Samuel K. Chandler, an unmarried man and Sue P. Chandler, an unmarried woman**, Grantees herein, their successors and assigns, certain real estate in **Davidson** County, **Tennessee** as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Being the same property conveyed to Kenneth L. Saefkow and Samuel K. Chandler, both unmarried men, as joint tenants with right of survivorship by Deed from Kenneth L. Saefkow, an unmarried man and Samuel K. Chandler, an unmarried man, as joint tenants with right of survivorship of record in Instrument No. 20040528-0063199, said Register's Office.

The express purpose of this conveyance is to Add Co-Owner to Title.

This is unimproved ( ) property known as 500 Schooner Cove, Hermitage, Tennessee 37076
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

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 our hand this 5th day of December, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Kenneth L. Saefkow

Samuel K. Chandler

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson)

Personally appeared before me, ~~Kenneth L. Saefkow~~ NJH Nola J. Harris, a Notary Public in and for said County and State, **Kenneth L. Saefkow and Samuel K. Chandler** the within named bargainor, individual(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.

Given under my hand and official seal of office at Hermitage, TN this 5th day of December, A.D., 2006.

NOTARY STAMP/SEAL

NOLA J. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

NOTARY PUBLIC
Notary Commission Expires: February 4, 2008

AFFIDAVIT OF VALUE

STATE OF Florida)

COUNTY OF Duval)

The actual consideration or value whichever is greater, for this transfer is $49,889.67 ~~$~~.

Subscribed and sworn to before me this the 22nd day of JANUARY, 2007.

(Affix Seal)

JOSEPH EDWARD BARNETT
MY COMMISSION # DD 295304
EXPIRES: March 7, 2008
Bonded Thru Notary Public Underwriters

Affiant

Notary Public

My Commission Expires: March 7, 2008

Order Number: 1250008861

Borrower's Name: CHANDLER

EXHIBIT A

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 137, ON THE PLAN OF PHASE 2B LAKESHORE, OF RECORD IN PLAT BOOK 7900, PAGE 599, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PREMISES AS CONVEYED TO KENNETH L. SAEFKOW AND SAMUEL L. CHANDLER FROM KENNETH L. SEAFKOW, SUE P. CHANDLER AND SAMUEL K. CHANDLER BY DEED RECORDED 05/28/2004 INSTRUMENT # 20040528-0063199.