This instrument prepared by:
Lawless & Associates, P.C.
Suite 403, The Customs House
701 Broadway
Nashville, TN 37203

Davidson County DEEDWARR
Recvd: 07/02/07 12:15 3 pgs
Fees:18.00 Taxes:333.00
20070702-0078615

ADDRESS NEW OWNER:

Thomas E. Ford
8007 Knoll Court
Brentwood, TN 37027

MAP AND PARCEL NO.:

part of 150-14-D parcels 51 and 45

SEND TAX BILL:

New owner

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Fischer & Ford Group, LLC, hereinafter called the **Grantors**, has bargained and sold, and by these presents does hereby transfer and convey Thomas E. Ford, hereinafter called the **Grantee**, its successors and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots 129 & 135, as shown on the map entitled Keeneland Downs, Phase One, RS 10 Cluster Lot Subdivision, of record Instrument No. 20070612-0070162, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being a potion of the same property conveyed to FISCHER & FORD GROUP, LLC, by deeds of record Instrument Nos. 20041020-0125930, 20041130-0142531, 20050203-0013019 and 20050406-0038120, said Register's Office.

This is improved property known as Lots 129 & 135 Keeneland Downs, Phase One Subdivision, Nashville, TN.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its/their successors/heirs and/or assigns, forever; and we Fischer & Frod Group, LLC, do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and that 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 Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular shall mean the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands on this 2nd day of July, 2007.

GRANTOR:

FISCHER & FORD GROUP,LLC

By: James M Fischer

James M. Fischer
Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named James M. Fischer, Jr., the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged that he is the Chief Manager of Fischer & Ford Group, LLC and as such Chief Manager is authorized to execute this instrument on behalf of Fischer & Ford Group, LLC and further acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 2nd day of July, 2007.

Notary Public

My Commission Expires: My Commission Expires March 7, 2011

SHERYL WINSTEAD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $90,000.00.

AFFIANT

Sworn and subscribed before me
this 2nd day of July, 2007.

NOTARY

My commission expires: My Commission Expires March 7, 2011

SHERYL WINSTEAD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY