Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #07-1278

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **The Bacon Group, Inc., A Tennessee Corporation** hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael G. Raider and Pamela J. Raider, husband and wife** hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the plan of Re-Subdivision of Lot 11, Block 1, Stokes Tract of record in Inst. No. 20060629-0078150, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to The Bacon Group Inc., A Tennessee Corporation by deed from Michael Nixon, unmarried dated March 8, 2006 of record in Inst. No. 20060310-0028265, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

The Grantor hereby grants and conveys to the Grantee, its heirs, successors and or assigns, an easement for paved driveway, ingress and egress for Sharondale Drive, and applicable parking and turn areas intended to serve said Lot No. 1 that currently exist on this date and that may be located in apart on the adjoining Lot No. 2 of said subdivision. Said easement is to run with the land.

This property is conveyed subject to a like easement as described in the above paragraph that is reserved for the Grantor, its heirs, successors and or assigns, that is intended to serve said Lot No.2 that may be currently located in part on said Lot No. 1. Said reserved easement on Lot No. 1 is to run with the land.

This is improved property, known as: 2517 Sharondale Drive, Nashville TN, 37205.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 THE EXECUTION HEREOF this 31st day of August, 2007

The Bacon Group, Inc., a Tennessee Corporation

By: Richard Bacon, President

Davidson County DEEDWARR
Recvd: 09/07/07 13:50 2 pgs
Fees:13.00 Taxes:2164.50
20070907-0107726

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Richard Bacon, with whom I am personally acquainted and who upon oath acknowledged himself to be President of The Bacon Group, Inc., a Tennessee Corporation, the within named bargainor, a Corporation, and that as such officer being authorized to do so, executed the foregoing instrument for the purposes contained therein as the President of The Bacon Group, Inc., a Tennessee Corporation.

Witness my hand and official seal on this the 31st day of August, 2007.

Notary Public

Commission expires 7-25-08

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 585,000.00.

Affiant

Sworn and subscribed before me on this the 31st day of August, 2007.

Notary Public

My Commission Expires: 7-25-08

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Michael G. Raider 2517 Sharondale Drive Nashville, TN 37205	SunTrust Mortgage, Inc. 201 Fourth Avenue N/7th Floor Nashville, TN 37219	117-02-0 234.00