WARRANTY DEED

DEANIE L. GREGORY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF August 2007
18th SEPTEMBER

Notary Public

MY COMMISSION EXPIRES: 3/20/2010
(AFFIX SEAL) 5/22/2010

ANGELA A. RAMSEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 5/22/2010

THIS INSTRUMENT WAS PREPARED BY
Deanie L. Gregory Attorney At Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kurt Charles Slotkin Fortmeyer (NAME)	OWNER (NAME)	MAP & PARCEL
&5267 5257 Simpkins Road (ADDRESS)	(ADDRESS)	03900022600
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	03900028500

FOR AND 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 HEREBY ACKNOWLEDGED, WE, Ronnie Wayne Ingram

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kurt Charles Slotkin Fortmeyer and wife, Nina Slotkin Fortmeyer

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:

Davidson County DEEDWARR
Recvd: 09/24/07 15:18 3 pgs
Fees:18.00 Taxes:740.00
20070924-0113920

Tract 1

Land in Davidson County, Tennessee, being a tract of land in the 14th., formerly 24th Civil District of Davidson County, Tennessee, being part of Lot No.3 in the Subdivision of Hixey Carney's Dower, as of record in Plan Book 1, Page 96, Chancery Court at Nashville, part of Lot No. 5 on the Plan of Estate of Vincent Carney, deceased as of record in Minute Book "I" page 584, said Chancery Court and a tract of land immediately west of said Lot No. 5, being described as follows: BEGINNING at a point in the centerline of Simpkins Road, the south corner of this tract and common to the northeast corner of the Lena C. McCaroll property; thence South 86 degrees, 05 minutes West 749.74 feet along line common to the McCaroll property to a point in the east margin of highway right-of-way; thence North 39 degrees, 00 minutes West 480.00 feet along highway right-of-way to a point; thence South 51 degrees, 00 minutes West 60.00 feet to a point in right of way; thence northwesterly along the highway right of way and a curve with a 2,964.83 feet radius for a distance of 1,520.00 feet to a point in right of way; thence North 25 degrees, 18 minutes East 30.0 feet to a point; thence North 64 degrees, 18 minutes West 175.00 feet to a point in highway right of way and a corner common to the southeast corner of the Hans A. Steimuss property; thence North 16 degrees, 03 minutes East 756.28 feet, leaving highway, crossing a hollow and up the Westerly slope of a hill generally with old fence line, a distance of 556.28 feet to an iron pin; thence leaving said fence line along a newly surveyed line, South 54 degrees, 10

CONTINUED

unimproved ( )
This is improved (X) property, known as &5267 (House Number) 5257 Simpkins Road (Street) Whites Creek (P.O. Address) TN (City or Town) 37189 (Postal Zip)

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. 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 XX our hand s this 31st day of August 2007

Ronnie Wayne Ingram Ronnie Ingram Judy Gayle Johnson Ingram Judy Gayle Johnson Ingram

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 Ronnie Wayne Ingram & Judy Gayle Johnson Ingram

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 31st day of August, 2007.

Commission expires 3/20/2010

Notary Public

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ he/she and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

minutes East 2,120.0 feet to an iron pin and South 83 degrees, 08 minutes East 841.0 feet crossing branch and passing an iron pin between said branch and Simpkins Road, to a rail in said Road; and in the original line; thence with said Road and the original line South 20 degrees, 15 minutes West 108.8 feet to a spike, and South 1 degree, 30 minutes West to the beginning. Containing 80.50 acres, more or less.

Being the same property conveyed to Ronnie Wayne Ingram and wife, Connie Ruth Ingram by Deed from Dillard E. Butler on August 14, 1979 of record in Book 5482, Page 362, said Register's Office. Further being the same property conveyed to Ronnie Wayne Ingram by Quitclaim Deed from Connie Ruth Ingram on June 30, 1988 of record in Book 7699, Page 429, Register's Office for Davidson County, Tennessee.

INCLUDED in the above described tract but EXCLUDED therefrom by Quitclaim Deed in Book 9771, Page 636 from Ronnie Wayne Ingram to Ronnie Ingram, being one and the same person is that property described herein below as:

Tract II

Being a Tract of Land in the 1st Councilmanic District of Davidson County, Tennessee, and a portion of that property conveyed to Ronnie Wayne Ingram in Deed Book 7699, Page 429, Register's Office for Davidson County, Tennessee, more accurately described as follows;

Beginning at a iron pin in the Westerly margin of Simpkins Road, said pin being the most Northeast corner to described tract, and being S 35 22'31"W, 187.32' from the most Northeast corner of Ronnie Wayne Ingram in (Deed Book 7699, Page 429 Register's Office for Davidson County, Tennessee; thence with said margin and a curve to the left (R=212.42,, L=189.38' CB= S 24 40'08"W, and LC =183.17') to a point; thence continuning with said margin S 00 52'19 E, 63.50' to a set iron pin on the South edge of a driveway; thence leaving said margin with a new line S 86 05'00"W, 703.00' to a point; thence N 00 00'00"E., 371.52' to a point; thence S 83 08' 00"E, 782.46' to the point of beginning . Containing 5.00 acres, more or less.

Being the same property conveyed to Ronnie Ingram by Correction Deed from Ronnie Wayne Ingram on August 24, 1995 in Book 9773, Page 458, Register's Office for Davidson County, Tennessee.

Tracts I and II are BOTH TRACTS DESCRIBED ABOVE ARE INCLUDED IN THIS CONVEYANCE

THIS CONVEYANCE IS SUBJECT TO: TAXES FOR THE YEAR 2007 AND SUBSEQUENT YEARS THEREAFTER; SUBJECT TO THE PLAN OF PART OF LOT NO. 3 IN THE SUBDIVISION OF HIXEY CARNEY'S DOWER OF RECORD IN PLAT BOOK 1, PAGE 96, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WHICH SHOWS AN OWNER'S CERTIFICATE, CERTAIN NOTES, EASEMENTS AND BUILDING SETBACK LINES, IF ANY, AS MAY BE SET FORTH THEREON; SUBJECT TO EASEMENT FOR RIGHT-OF-WAY OF SIMPKINS ROAD; SUBJECT TO THE FLOW OF A BRANCH.

Judy Gayle Johnson-Ingram joins in this conveyance for the purpose of conveying any and all marital interest she may have in and to herein described property.

Ronnie Wayne Ingram and Ronnie Ingram are one and the same person.