Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 06/09/08 14:41 2 pg
Fees:13.00 Taxes:986.05

20080609-0059251

STATE OF TENNESSEE
COUNTY OF Wilson
The actual consideration or value, whichever is greater, for this transfer is $266,500.00

Kathy Sullivan
Affiant

Subscribed and sworn to before me, this 29th day of May, 2008.

Debbie A. Serbin
Notary Public
My commission expires: ~~04/29/09~~ 2-14-09

WILSON COUNTY TENNESSEE NOTARY PUBLIC DEBBIE A SERBIN

03-0805-35427

Address of New Owner:	Send Tax Bills to:	Tax Information
Kimberly A. Middleton 8205 Londonberry Road Nashville TN 37221	Kimberly A. Middleton 8205 Londonberry Road Nashville, TN 37221	141-15-0-D-207

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Thomas R. Keown and wife, Dorothy S. Keown, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Kimberly A. Middleton, hereinafter called the Grantees, their successors 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. 207, on the Plan of "Sheffield" on the Harpeth, Phase III-B, of record in Book 7900, Page 443, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Thomas R. Keown and wife, Dorothy S. Keown, by deed from Walter H. Neilsen and wife, Elizabeth A. Neilsen, dated 8-25-06, recorded 9-1-06, in Instrument No. 20060901-0108494, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 8205 Londonberry Road, Nashville, TN 37221

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 29th day of May, 2008.

Thomas R. Keown
By: Dorothy S. Keown, Atty in fact

Thomas R. Keown

Dorothy S. Keown

By: Dorothy S. Keown, Atty in Fact Of record in Instrument # 20080609005925O

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dorothy S. Keown, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 29th day of May, 2008.

Notary Public
State of Tennessee at Large

KAREN COLBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires: 7/24/2010

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 Dorothy S. Keown, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes herein contained, and who further acknowledged that she is the attorney in fact for Thomas R. Keown, and that she is authorized by him to execute this instrument on his behalf.

Witness my hand and official seal at Nashville, TN, this 29th day of May, 2008.

Notary Public

My Commission Expires: 7/24/2010

KAREN COLBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY