THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 09071949** BILL GARRETT, Davidson County Trans:T20090059231 DEEDWARR Recvd: 08/28/09 14:41 2 pgs Fees:13.00 Taxes:1646.50 20090828-0081133	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $445,000.00. Affiant Subscribed and sworn to before me, this 24th day of August, 2009. JORETTA F. NORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. Notary Public My Commission Expires: 07-11

WARRANTY DEED

Address New Owner: Bruce A. Ford and Alecia H. Ford 3415 Trimble Road Nashville TN 37215	Send Tax Bills To: ~~New Owner~~ Wells Fargo Bank PO BOX 1629 Minneapolis, MN 55440-1629	Tax Information: Tax Parcel ID No. 13101009700

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Michael A. Renwick and Jeannette D. Renwick, husband and wife** ("Grantors"), have this day bargained and sold, and does hereby transfer and convey to **Bruce A. Ford and Alecia H. Ford, husband and wife** ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

LOCATED IN DAVIDSON COUNTY, TENNESSEE: BEING Lot 16, PLAN OF RUSSWOOD HEIGHTS, as shown on plat of record in Plat Book 2133, Page 12-13, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Michael A. Renwick and wife, Jeannette D. Renwick, by Warranty Deed from Paul R. Stricker, unmarried, recorded October 13, 2000 in Instrument No. 20001013-0102115, in the Register's Office, Davidson County, Tennessee.

This is improved property located at 3415 Trimble Road Nashville TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 24th day of August, 2009.

Michael A. Renwick

Jeannette D. Renwick

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Michael A. Renwick and Jeannette D. Renwick, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24th day of August, 2009.

Notary Public

My Commission Expires: 11/22/10

