RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way
Suite 130
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans: T20100023098 DEEDWARR
Recvd: 04/19/10 15:01 2 pgs
Fees: 13.00 Taxes: 477.30
20100419-0029385

WARRANTY DEED

JANE GRAZER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $129,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF APRIL, 2010.

NOTARY PUBLIC

My commission expires: 9/25/10

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SCOTT BOBBITT 605 Bel Air Drive Nashville, TN 37217	Same address as new owner	MAP 134-01-0-054.00

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWENTY NINE THOUSAND AND NO/100 ($129,000.00) DOLLARS, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **CHIP H. RIDGE III, married,** hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto **SCOTT BOBBITT, a married man,** hereinafter called the Grantee, his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No 68 on the Plan of Currywood Acres, Section 1, of record in Book 2133, pages 109 and 110, Register's Office for Davidson County, Tennessee.

Said Lot 68 fronts 151.6 feet on the northerly margin of Belair Drive and extends back 216 feet on the easterly side to a dead line, measuring 132.2 feet thereon.

Being the same property conveyed to Chip H. Ridge III by deed from CDR Investments, LLC, dated August 20, 2009 and filed for record on August 25, 2009, of record in Instrument No. 20090825-0080158, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all matters as shown on plat of record in Book 2133, page 109 and 110; to any and all restrictive covenants and easements of record; all of the Register's Office for Davidson County, Tennessee.

This is improved property being known and designated as 605 Bel Air Drive, Nashville, Tennessee 37217.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, his heirs and assigns, forever.

The undersigned covenant with the said Grantee that he is lawfully seized and possessed of said real estate; that he has a good right to convey the same; and that it is unencumbered except by lien of the 2010 property taxes, which taxes are not yet due or payable and will be the responsibility of the Grantee.

The undersigned further covenant and bind himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all person, whomsoever.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

WITNESS MY HAND, this the 15th day of April, 2010.

CHIP H. RIDGE III

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Chip H. Ridge III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 15th day of April, 2010.

Notary Public

My commission expires: 9/25/10

JANE GRAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.