BILL GARRETT, Davidson County
Trans:T20100023333 DEEDWARR
Recvd: 04/20/10 11:16 3 pgs
Fees:18.00 Taxes:592.00
20100420-0029715

This Instrument Prepared By
Murfree & Murfree, PLLC, Attorneys
805 S. Church Street, Suite 21
Murfreesboro, Tennessee 37130
From information furnished by the parties

Name and Address of New Owner:

Nekena C. Helms
2353 Haskell Drive
Antioch, TN 37013

Send Tax Bills To:

SWBC Mortgage Corporation
9311 San Pedro Ste 100
San Antonio, TX 78216

Tax Map 174-11; Group A; Parcel 404

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FOR AND IN THE CONSIDERATION of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **LAND DEVELOPMENT.COM, INC.**, a Tennessee Corporation, has this day bargained and sold and does hereby transfer and convey unto **NEKENA C. HELMS**, **an unmarried person**, her heirs and assigns, forever, the following described real estate situated in the Davidson County, Tennessee, to-wit:

Being all of Lot No. 412, Final Plat Cluster-Lot Subdivision, Cane Ridge Farms, Phase Six, Section Two, according to plat appearing of record in Instrument No. 20060216-0018813 and 20060531-0063598, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Land Development.Com, Inc., by Special Warranty Deed dated February 10, 2010, of record in Instrument No. 20100217-0012186, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to all restrictions, covenants, easements and setback lines that are applicable to the above-described property, and of record, and to all zoning restrictions of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said grantees their heirs and assigns, forever.

The undersigned covenants with the said grantee that it is lawfully seized and possessed of said real estate; that it has a good and lawful right to convey the same and that the same is unencumbered, except the 2010 property taxes, which have been prorated between the parties.

The undersigned further covenants and binds itself, its successors and representatives, to forever warrant and defend the title to said real estate unto the said grantee as trustee with full power to sell, his heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS THE HAND OF THE UNDERSIGNED on this the 16th day of April, 2010.

LAND DEVELOPMENT.COM, INC.

By: M.B. Murfree
M.B. Murfree IV, Authorized Agent

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, M.B. MURFREE IV, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be an Authorized Agent of LAND DEVELOPMENT.COM, INC., the within named bargainor, a Tennessee Corporation, and he as such Authorized Agent being authorized so to do, executed the foregoing instrument (DEED) for the purposes therein contained by signing the name of the Corporation by himself as such Authorized Agent.

WITNESS MY HAND and official seal at my office on this the 16th day of April, 2010.

Danielle Marie Crane
Notary Public

My commission expires: 5/18/13

Danielle Marie Crane
STATE OF TENNESSEE NOTARY PUBLIC
Rutherford County

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

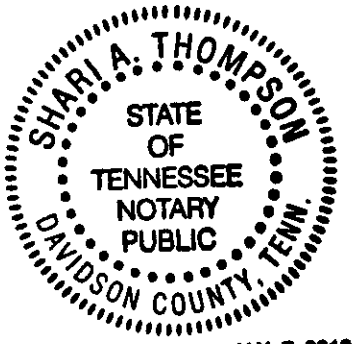
I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $160,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me,
this 14th day of April, 2010.

Notary Public

My commission expires: _____



My Commission Expires JAN. 7, 2013