WARRANTY DEED

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $159,450.00

Affiant

Subscribed and sworn to before me, this 14th DAY OF June, 2010.

Notary Public

MY COMMISSION EXPIRES: 7-24-10
(AFFIX SEAL)

R-JW-10-3810

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Workman	David L. Workman	
2011 Cedar Lane	(NAME) 2011 Cedar Lane	
(ADDRESS) Nashville, TN 37212	(ADDRESS) Nashville, TN 37212	104-1-26.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we KENNETH R. RYDER AND WIFE, SANDRA B. RYDER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID L. WORKMAN AND HARRIET G. WORKMAN, HUSBAND AND WIFE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 26, VALLEY VIEW SUBDIVISION, SECTION ONE, SECOND REVISION, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2331, PAGE 113, 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 KENNETH R. RYDER AND WIFE, SANDRA B. RYDER BY WARRANTY DEED FROM RICHARD LANE MARSH, JR., UNMARRIED, RECORDED ON THE 3RD DAY OF AUGUST, 2005 IN INSTRUMENT NO. 20050803-0091308, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES; B) INSTRUMENTS OF RECORD IN BOOK 2331, PAGE 113; BOOK 2446, PAGE 146; BOOK 2487, PAGE 19; BOOK 2604, PAGE 82; BOOK 2740, PAGE 377; BOOK 2861, PAGE 310; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 3810 Sentinel Drive, Nashville, Tennessee 37209
(House Number) (Street) (P.O. Address) (City or Town) (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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 14th day of June, 2010.

Kenneth R. Ryder

Sandra B. Ryder

BILL GARRETT, Davidson County
Trans:T20100036860 DEEDWARR
Recvd: 06/17/10 10:19 2 pgs
Fees:13.00 Taxes:589.97

20100617-0047101

STATE OF Tennessee
COUNTY OF Davidson

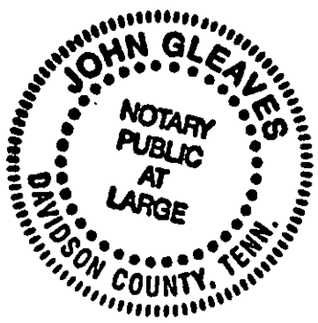
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kenneth R. Ryder and Sandra B. Ryder, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of June, 2010.

Notary Public

My Commission Expires: 7-24-10

(SEAL)



RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903