This instrument prepared by: Fearnley & Califf, PLLC - Nashville
565 Marriott Drive - Ste 850
Nashville, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 9th day of November, 2010, by and between Michael S. Bligh, Trustee of the Ramirez-Diaz Revocable Living Trust, party of the first part, and Benjamin P Jordan wife, Kimberly L Jordan and Martha Whitaker, unmarried, party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 396 on the Plan of Hermitage Hills, Section Five, of record in Book 3300, Pages 1 and 2, Register's Office for Davidson County, Tennessee.

Beginning with a point in the southerly margin of Bonnawell Drive at the common corners of Lots Nos. 395 and 396; thence with the line between two said lots, 115.0 feet to a point which is the common corner of Lots Nos. 395, 396 and 397; thence with the line between said Lots Nos. 396 and 397, 125.58 feet to a point in the easterly margin of Plantation Drive; thence along said margin 90.0 feet in a northerly direction to a point which is the beginning of a curve; thence around said curve 39.27 feet in a northeasterly direction to a point in the southerly margin of Bonnawell Drive;t hence along said margin 100.58 feet in an easterly direction to the point of beginning.

Being all or part of the same property conveyed to Michael S. Bligh, trustee of the Ramirez-Diaz Revocable Living Trust, by virtue of that certain Quit Claim Deed dated June 28, 2010, at Instrument No. 20100804-0061529 in the Register's Office of Davidson County, Tennessee. Being previously conveyed to Jose E. Ramirez and Maria D. Diaz, by Warranty Deed, dated April 27, 2004 at Instrument No. 20040510-0053205, in the said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2011 Davidson County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Michael S. Bligh, Trustee of the Ramirez-Diaz Revocable Living Trust

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Michael S Bligh, Trustee, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 9th day of November, 2010.

Notary Public

My Commission Expires: 5/20/14

NATALIE J. MEADOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 20, 2014

BILL GARRETT, Davidson County
Trans:T20100071725 DEEDWARR
Recvd: 11/12/10 10:38 2 pgs
Fees:13.00 Taxes:392.20
20101112-0090673

Property Owner & Address:	Benjamin P Jordan and Martha Whitaker 5001 Bonnawell Drive Hermitage, TN 37076
Tax Parcel No	07416008900
Property Address:	5001 Bonnawell Drive Hermitage, TN 37076
MAIL TAX BILLS TO:	Farmers Bank and Trust 330 Mayfield Drive, Suite C-6 **Franklin, TN 37067**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $106,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED AND SWORN TO before me this 9th day of November, 2010.

Natalie J Meador
Notary Public

My Commission Expires: 5/20/14

