THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Davidson
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **280,500.00**. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of December, 2004. Notary Public MY COMMISSION EXPIRES: May 24, 2008 (AFFIX SEAL) 5/24/08

Davidson County DEEDWARR
Recvd: 12/29/04 12:05 2pgs
Fees:13.00 Taxes:1037.85
20041229-0153835

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Robert G. Johnson	New Owner	MAP 116-8
3605 Woodmont Lane		PARCEL 14
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Jeremy P. Roberts and wife, Kira L. Roberts**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert G. Johnson**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being part of Lot No. 9 and the northwesterly triangular part of Lot No. 10, of Block "B", on the Map of Woodmont Lane Homesites, as of record in Book 1130, page 13, Register's Office for Davidson County, Tennessee and described as follows:

BEGINNING at a point in the southwesterly margin of Woodmont Lane, the common corner of Lots 8 and 9; thence, westerly 129 feet more or less to a point in the rear line of Lot 9, 15 feet south of the common corner of Lots 8 and 9; thence, southeasterly 123.5 feet to the common corner of Lots 9 and 10, and continuing southeasterly along the rear line of Lot No. 10, 8 feet to a point; thence, northeasterly, crossing the line between lots 9 and 10, 147. 6 feet to the southwesterly margin of Woodmont Lane, at a point 8 feet northerly from the corner of Lots 9 and 10 thence with the margin of Woodmont Lane, northwesterly, along a slight curve, 92 feet to the beginning.

BEING the same property conveyed to Jeremy P. Roberts and wife, Kira L. Roberts by warranty deed from Mary Clay Dibrell, an unmarried person of record as Instrument No. 20011231-0145170, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is **(X)** IMPROVED property known as **3605 Woodmont Lane, Nashville, TN 37215.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 our hands this the 21st day of December, 2004.

Jeremy P. Roberts

Kira L. Roberts

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jeremy P. Roberts** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 21st day of December, 2004.

My Commission expires May 24, 2008

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kira L. Roberts** the bargainor__, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor__, and who acknowledged that_____ executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 21st day of December, 2004.

My Commission expires May 24 2008

Notary Public

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.