This instrument prepared by: Timothy J. Wibking, Grantee and Bradford A. Womble, Grantor 237 Thuss Avenue Nashville, TN 37211 Davidson County DEEDWARR Recvd: 03/14/06 09:42 2 pgs Fees:13.00 Taxes:464.91 20060314-0029066	**STATE OF TENNESSEE)** **COUNTY OF DAVIDSON)** The actual consideration or true value, whichever is greater, for this transfer is $ 125,650.00. Affiant Subscribed and sworn to before me, this 14th day of March, 2006. Notary Public My commission expires: 3-28-2007

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
Timothy J. Wibking 237 Thuss Avenue Nashville, TN 37211	Timothy J. Wibking 237 Thuss Avenue Nashville, TN 37211	MAP 133-2 PARCEL 72

Warranty Deed

Bradford A. Womble, an unmarried person, ("Grantor"), in consideration of the sum of One Hundred Twenty Five Thousand Six Hundred Fifty and NO/100 ($125,650.00) Dollars, and other good and valuable consideration to Grantor paid, the receipt of which is acknowledged, does hereby grant, bargain, sell, convey and warrant to Timothy J. Wibking, an unmarried person, ("Grantee"), all the following described real estate in Davidson County, State of Tennessee:

Being Lot No. 12 on the Map of Woodbine Sales Corporation Plan of lots called Pleasant View of record in Book 1130, page 43, Register's Office for Davidson County, Tennessee.

Said Lot No. 12 fronts 54.0 feet on the southerly side of Thuss Avenue and runs back between lines 153.6 feet on the westerly line and 153.2 feet on the easterly line to a dead line and measures 54.0 feet thereon.

Being the same property conveyed to Bradford A. Womble by deed from Kristen G. Topping of record as instrument No. 20031007-0148128, Register's Office for Davidson County, Tennessee.

Subject to real estate taxes and assessments, which have been prorated by the parties, for the current year and subsequent years.

Subject to all valid easements, rights of way, covenants, conditions, reservations and restrictions of record, if any, and also to applicable zoning, land use and other laws and regulations.

To have and to hold the same, together with all the buildings, improvements and appurtenances belonging thereto, to the Grantee and Grantee's heirs, successors and assigns forever.

Grantor, for Grantor and Grantor's heirs, successors and assigns, covenants with Grantee and Grantee's heirs, successors and assigns, that:

1. Grantor is lawfully seized in fee simple of the above described property, and has good right to sell and convey the same;
2. The above described property is free from all encumbrances, except as set forth above;
3. Grantee is entitled to quiet enjoyment of the above described property; and
4. Grantor will forever warrant and defend the title to the above described property against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, this Warranty Deed is executed under seal on this 13th day of March, 2006.

Bradford A. Womble, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, on the 13th day of March, 2006, a Notary Public in and for the above state and county, personally appeared Bradford A. Womble, known to me or proved to be the person named in and who executed the foregoing instrument, and being first duly sworn, such person acknowledged that he executed said instrument for the purposes therein contained as his free and voluntary act and deed.

NOTARY PUBLIC

My Commission Expires: 7/25/2009

