WARRANTY DEED

JAMIE CRUTCHFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 129,955.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of March, 2006

Notary Public:

MY COMMISSION EXPIRES: 3/31/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Arthur H. Johnson	NEW OWNER	Map 150
3104 Roundwood Forest Lane		Group 100
Antioch, TN 37013		Parcel 148.00

FOR AND IN 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

Robert L. Lewis and wife, Linda N. Lewis

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Arthur H. Johnson and wife, Shuntay 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:

BEING Lot No. 37, on the Plan of Section Two, Roundwood Forest, of record in Plat Book 6250, Pages 548 and 549, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Robert L. Lewis and wife, Linda N. Lewis, by deed from A.J. Johnson Construction Co., a sole proprietorship, of record in Book 8303, Page 556, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 6458, Page 97, said Register's Office.

This conveyance is subject to: (1) 2006 County Taxes, which have been prorated and assumed by the Grantees, and (2) All matters appearing on the plan of record in Book 6250, Pages 548 and 549, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 3104 Roundwood Forest Lane, Antioch, TN 37013

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 31st day of March, 2006.

Robert L. Lewis

Linda N. Lewis

Davidson County DEEDWARR
Recvd: 04/06/06 14:57 2 pgs
Fees:13.00 Taxes:480.83

20060406-0039937

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert L. Lewis and wife, Linda N. Lewis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of March, 2006.

My Commission Expires: 3/31/07

Notary Public

JAMIE CRUTCHFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

RECORD AND RETURN TO:
Venture Title & Escrow, Inc.
3027 Highway 31 W
White House, TN 37188
VTE File No. 06WH0053