Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 06/21/06 11:25 2 pgs
Fees:13.00 Taxes:611.83
20060621-0074092

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $165,360.00

Affiant

Subscribed and sworn to before me, this 14th day of June, 2006.

Notary Public
My commission expires:

Amy Cross Nance
State of Tennessee
Notary Public
Williamson County

02-0606-44911

Address of New Owner:	Send Tax Bills to:	Tax Information
Barbara A. McBride 521 Rural Hill Road Nashville TN 37217	Owner	150-1-114

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Lou E. Johnson, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Barbara A. McBride, unmarried, hereinafter called the Grantees, their successors 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 Lot No. 45, on the Plan of Edge-O-Lake Estates, Section 4, of record in Book 3600, Page 87, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to David O. Johnson and wife, Lou E. Johnson by deed from Emily S. Sands and Sarah K. Sands, dated 5-27-86, of record in Book 6874, Page 982, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 521 Rural Hill Road, Nashville, TN 37217

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 17th day of June, 2006.

Lou E. Johnson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Lou E. Johnson and , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 19th day of June, 2006.

State of Tennessee at Large

My Commission expires 5-22-10

COURTNEY PENNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.