Please Return To:
Realty Title & Escrow Company, Inc.
808 North Mt. Juliet Road
Mt. Juliet, TN 37122

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $247,800.00

Affiant

Subscribed and sworn to before me, this 13th day of October, 2006.

Notary Public
My commission expires: 02/24/08

Davidson County DEEDWARR
Recvd: 10/18/06 10:35 2 pgs
Fees:13.00 Taxes:916.86
20061018-0129249

06-0609-72477

Address of New Owner:	Send Tax Bills to:	Tax Information
Paul E. Johnson 264 Cumberland Circle Nashville TN 37214	Countrywide Home Loans, Inc. P.O Box 961206 FTWX-22 Fort Worth, TX 76161	96-05-0-024

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, Mark Rowan and Jeanne A. H. Rowan, husband and wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Paul E. Johnson and wife, Cheryl A. Johnson, 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 parts of Lots 85, 86 and 87, on the Plan of Bluefields Subdivision No. 2, of record in Book 843, Page 34, Register's Office for said Davidson County, Tennessee, and being Lot No. 14 on the unrecorded Plan of R.D. Stanford's Resubdivision of certain lots in Bluefields, described according to a copy of a survey made by Z.J. Wilkinson, Surveyor, December 11, 1940, as follows:

Beginning at a point in the southeasterly margin of Cumberland Circle at the common corner of Lots Nos. 85 and 86 of said Bluefields Subdivision; thence South 65 deg. 30' east 414.7 feet to a point in the rear line of Lot No. 85; thence South 4 deg. west 198 feet to a point; thence South 79 deg. 15' west 12.3 feet to a point; thence North 52 deg. west 500 feet to a point in the easterly margin of Cumberland Circle, said point being 26.1 feet southwest of the common corner of Lots Nos. 85 and 87; thence North 34 deg. east with the easterly margin of Cumberland Circle 77 feet to the point of beginning.

Being the same property conveyed to Mark Rowan and Jeanne A. H. Rowan, husband and wife by deed from W. Wayne LeRoy and Alison C. Johnson Forte, dated 3-26-96, recorded 3-28-96, of record in Book 9993, Page 619, 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 264 Cumberland Circle, Nashville, TN 37214

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 12th day of October, 2006.

Mark Rowan

Jeanne A. H. Rowan by Mark Rowan Attorney in Fact
Jeanne A. H. Rowan by Mark Rowan
Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Mark Rowan, 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 Mt. Juliet, TN, this 12th day of October, 2006.

Kathleen Tomlinson

My Commission expires 02/24/08

STATE OF Tennessee
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Mark Rowan**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he, executed the within instrument for the purposes herein contained, and who further acknowledged that he, is the attorney in fact for **Jeanne A. H. Rowan** and that he, is authorized by **Jeanne A. H. Rowan** to execute this instrument on her behalf.

Witness my hand at Brentwood, TN, this 12 day of October, 2006.

Notary Public

Commission expires 2-24-08