WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 134,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of December, 2006

Notary Public:

MY COMMISSION EXPIRES: 3/31/10
(AFFIX SEAL)

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

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:
Paul E. Marcum, Sr.	New Owner	Map 150
P.O. Box 148267		Group 09-0
Nashville, TN 37214		Parcel 180.00

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

Kim W. Rose and wife, Angela B. Rose

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto

Paul E. Marcum, Sr.

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. 108, on the Plan of Forest Park, Phase II, Section V, of record in Plat Book 6200, Page 337, 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 Kim W. Rose and wife, Angela B. Rose by Warranty Deed from Connie Lynn Von Dohlen, dated July 25, 1988, of record in Book 7609, page 837, said Register's Office.

This conveyance is subject to: (1) All matters appearing on the plan of record in Plat Book 6200, page 337, said Register's Office, and (2) Restrictive Covenants, of record in Book 6569, page 294, and (3) Sanitary Sewer Easement of record in Book 7582, page 193, said Register's Office.

Power of Attorney of record in Instrument 20061222-0153581, 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 3120 Kinwood Drive, 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 20th day of December, 2006.

Kim W. Rose by Marcia King AIF
Kim W. Rose

Angela B. Rose by Marcia King, AIF
Angela B. Rose

Davidson County DEEDWARR
Recvd: 12/22/06 14:53 2 pgs
Fees:13.00 Taxes:495.80
20061222-0158582

FILE BOX 45

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, Marcia Karg, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Kim W. Rose and Angela B. Rose as their Attorney in Fact as the free act and deed of the within named Kim W. Rose and Angela B. Rose.

Witness my hand and official seal at Nashville, Tennessee the 20th day of December, 2006.

My Commission Expires: 3/31/07

Notary Public

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