THIS INSTRUMENT PREPARED BY:
Heritage Title Services
3140 W Kennedy
Tampa, FL 33609

Davidson County DEEDWARR
Recvd: 02/07/07 12:11 2 pgs
Fees:13.00 Taxes:814.00
20070207-0016060

Address New Owner(s)
Linda S. Hines
6238 Old State Road
Philpot, Kentucky 42366

Send Tax Bills To:
Linda S. Hines
2819 Pennington Bend Road
Nashville, TN 37214

Map & Parcel Nos.:
06205001800

WARRANTY DEED

THIS INDENTURE, made and entered into this 21st day of December, 2006, by and between **James C. Atkeison and Barbara J. Atkeison, husband and wife** , party of the first part, and **Linda S. Hines**, party of the second part,

WITNESSETH: That for and in consideration of **TWO HUNDRED TWENTY THOUSAND AND 00/100 DOLLARS ($220,000.00)** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville, County of , State of Tennessee:

BEING LOT NOS. 93, 94, AND 95, ON THE PLAN OF RIVERVIEW SUBDIVISION, OF RECORD IN BOOK 547, PAGES 94 AND 95, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOTS FRONT 150 FEET ON THE WESTERLY SIDE OF PENNINGTON BEND ROAD AND RUN BACK BETWEEN PARALLEL LINES MEAURING 136.4 FEET ON THE SOUTH AND 137.7 FEET ON THE NORTH TO A BROKEN REAR LINE MEASURING 150 FEET THEREON.

Being the same property conveyed to James C. Atkeison and wife, Barbara J. Atkeison from Clyde Olon Taylor and wife, Norma H. Taylor by deed dated 08/14/98, of record in Book 11068, Page 481, in the records for Davidson County, TN.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

James C. Atkeison

Barbara J. Atkeison

STATE OF TENNESSEE, COUNTY OF Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **James C. Atkeison and Barbara J. Atkeison, husband and wife** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 21st day of December, 2006

My commission expires: 9-25-10

Notary Public David P. Webber

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 25, 2010

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$220,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and ~~voluntary~~ sale.

Affiant

Subscribed and sworn to before me, this 21 day of December, 2006

David P. Webber

PROPERTY ADDRESS:
2819 Pennington Bend Road
Nashville, TN 37214

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 25, 2010