This instrument was prepared by:

OVERLAND TITLE COMPANY, LLC
814 East Meade Avenue
Madison, TN 37115
2007030073

Davidson County	DEEDWARR
Recvd: 04/13/07 08:13	2 pgs
Fees:13.00 Taxes:481.00	
20070413-0044352	

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, is **$130,000.00**

Sworn to and subscribed before me this 10th day of April, 2007.

JAI KEHEW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Affiant

Notary Public

My Commission Expires: 9-16-09

Address of New Owner:
David Jenner
2320 Cabin Hill Road
Nashville, TN 37214

Send Tax Bills to:
SAME

Map-Parcel Numbers:
07311006400

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Richard M. Arnold and wife, Glenda D. Arnold**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **David Jenner and Charles DeVier**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 114 on the Plan of Sunset View, Section I, Revised Subdivision, of record in Book 2663, Page 27, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said Lot. Description is the same as in the previous deed of record.

Being the same property conveyed to Richard M. Arnold and wife, Glenda D. Arnold by Warranty Deed from Edmond A. McGill, Jr. and wife, Diana R. McGill, recorded on the 2nd day of January, 1998 in Book 10743, Page 879, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to: Plan of record in Book 2663, Page 27, Register's Office for Davidson County, Tennessee; Zoning; setback requirements; general utility, sewer and drainage easements of record; real property taxes; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

This is improved property known as **2320 Cabin Hill Road, Nashville, TN 37214.**

TO HAVE AND TO HOLD said land, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns, forever; and Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantors do further covenant and bind themselves, their heirs 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.

WITNESS my hand this 10th day of April, 2007.

Richard M. Arnold

Glenda D. Arnold

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, **Richard M. Arnold and Glenda D. Arnold**, the within named bargainors, 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, at office, this 10th day of April, 2007.

Notary Public

My Commission Expires: 9/19/09

KATHY J. BYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY