This Instrument Was Prepared By:
Michael K. Radford
Stockton Title & Escrow, LLC
5110 Maryland Way
Ste. 320
Brentwood, TN 37027

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

Davidson County DEEDWARR
Recvd: 04/16/07 10:46 2 pgs
Fees:13.00 Taxes:442.15

20070416-0045134

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Cumberland Properties, LLC** (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Chase Johnson and Heather Y. Johnson, Husband and Wife** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

TRACT 4:
LAND in Davidson County, Tennessee, being Lot No. 4 of Block P on the Map of Woodlawn Estates, as of record in Book 843, page 82, Register's Office for said County. Said Lot No. 4 fronts 55 feet on the south side of Duling Avenue and extends back between parallel lines 165 feet to a dead line in the rear on which it measures 55 feet thereon.

Being the same property conveyed to Cumberland Properties, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Thomas E. Hoppes and Philip L. Coats, Trustee of Madison Church of Christ, an unincorporated religious organization dated 10/24/05, and recorded 10/26/05 in Instrument No. 200510260129062, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 2nd day of ~~March,~~ April 2007

Cumberland Properties, LLC

By: M. Travis Dukes

Title: Managing Member

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **M. Travis Dukes** the **Managing Member of Cumberland Properties, LLC** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 2 day of ~~March~~ April, 2007.

GRANT B. STOCKTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires SEPT. 20, 2008

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $119,500.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 2 day of ~~March~~ April, 2007

Notary Public

My Commission Expires:_____

GRANT B. STOCKTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 20, 2008

Map and Parcel: 43-09-0-287.00

ADDRESS OF NEW OWNER
AND PERSON RESPONSIBLE FOR TAXES:

New Owner: Chase + Heather Johnson
212 Duling Ave.
Madison TN 37115

Send tax Bills to:
Guaranty Trust Company
314 Robert Rose Drive
P.O. Box 1218
Murfreesboro, TN 37133-1218