WARRANTY DEED

This Instrument Prepared by & return to:
Cumberland Law Group, LLPC
1222 16th Ave S ste 10
Nashville Tn 37212

State of Tennessee
County of Davidson
Actual consideration or value for
this transfer is $105,000.00

Affiant

Subscribed and sworn to before me
This 16 day of April, 2007

Notary exp: 11/24/10

TABATHA EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11/24/2007

Address of new owners:
1308 Hickory Park Ct West
Antioch, TN 37015

Send tax bills to:
Regions Bank
2050 Parkway Office Cr.
Birmingham, AL 35244

Map & Parcel:
162-16-0-096

For and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, I **Jon Paul Johnson, Unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Aaron P. Kaylor, unmarried** hereinafter called the Grantee, his heirs 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 Lot No. 37-B, Hickory Park Villas, Section 2 Lots 32 thru 40 Zone Lot Division as shown on plat of record in Plat Book 5200, page 603, as amended in Plat Book 6250, page 598, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to JON PAUL JOHNSON, UNMARRIED by deed from BARRY ZEITLIN AND WIFE, LINDA ZEITLIN of record as Instrument No. 20061221-0157797, dated December 15, 2006, Register's Office for Davidson County, Tennessee.

The 2007 County property taxes have been prorated between the two parties.

Subject to any and all zoning regulations, building restrictions and setback lines if any easements and rights of way for public utilities.

Matters shown on the Plan of record in Book 5200, page 603, as amended in Book 6250, page 598, said Register's Office.

Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Book 6815, page 800, said Registers Office.

x The property is improved with an address of: **1308 Hickory Park Court West Antioch, TN 37015**

OR The property is unimproved.

Davidson County DEEDWARR
Recvd: 04/26/07 14:14 2 pgs
Fees:13.00 Taxes:388.50

20070426-0050023

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE that I 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 myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used herein, the singular number shall include the plural, the plural the singular, use of any pronoun shall included natural persons and legal entities, and use of any gender shall be applicable to both genders.

Witness ~~my hand~~ this 16 day of April, 2007.

Jon Paul Johnson

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 Jon Paul Johnson, 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 purposed therein contained.

Witness my hand and official seal this 16 day of April, 2007

Tabatha Edwards
Notary Public

TABATHA EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11/24/2007

Commission expires: 11/24/07