WARRANTY DEED

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

Davidson County	DEEDWARR
Recvd: 06/08/07 07:56	2 pgs
Fees:13.00 Taxes:534.87	
20070608-0068628	

State of Tennessee
County of Davidson
Actual consideration or value for this transfer is $144,560.00

Affiant

Subscribed and sworn to before me
This 6 day of June 2007

Notary exp: 11-14-2009

DAPHNE M. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of new owners:
1516 Brick Dr
Nashville Tn 372074

Send tax bills to:
AmNet
10421 Waterridge Circ.
#250
San Diego CA 92121

Map & Parcel:
041-14-0A-018.00

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, **Weldon T. Hawkins, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Jeffrey Todd Johnson, 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. 18 on the Final Flat The Fields of Brick Church, of record as Instrument No. 20040604-0065967, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to WELDON T. HAWKINS, UNMARRIED by deed from ROBERT W. SLATE, II, UNMARRIED of record as Instrument No. 20050701-0076175, dated June 30, 2005, Register's Office for Davidson County, Tennessee.

Subject to matters shown on the Plan of record as Instrument No. 20040604-0065967, said Register's Office.
Subject to 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 as Instrument No. 20040505-0051098, said Register's Office.
Subject to agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage, Water Mains and Appurtenances of record in Book 6316, Page 22, said Register's Office.
The 2007 County and/or City property taxes have been prorated between the two parties.
Subject to any and all other zoning regulations, building restrictions and setback lines if any easements and rights of way for public utilities.

x The property is improved with an address of: **1516 Brick Dr. Nashville Tn 37207**

OR The property is unimproved.

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 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 our hands this 6 day of June, 2007.

Weldon T. Hawkins

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 **Weldon T. Hawkins**, 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 purposes therein contained.

Witness my hand and official seal this 6 day of June, 2007

Notary Public

Commission expires: 11/24/07

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