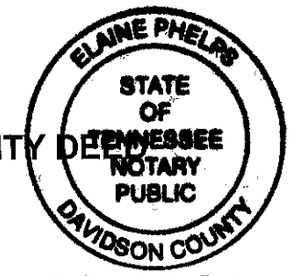
WARRANTY DEED



My Commission Expires November 22, 2008

B-KWR-07-2517

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,500.00

Affiant

Subscribed and sworn to before me, this 27th DAY OF December, 2007.

Notary Public

MY COMMISSION EXPIRES: 11/22/08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David C. Tolliver	REGIONS BANK DBA REGIONS MORTGAGE	
2517 Winter Springs Court	(NAME) 2050 PARKWAY OFFICE CIRCLE	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) BIRMINGHAM, AL 35244	64-16-D-143 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BRIAN DEWIT*, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DAVID C. TOLLIVER, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

*UNMARRIED

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 156, TRUXTON PARK, SECTION THREE, AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NO. 20011024-0116272, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO BRIAN DEWIT, UNMARRIED BY WARRANTY DEED FROM MICHAEL W. CARTER AND WIFE, LINDA H. CARTER, RECORDED ON THE 30TH DAY OF DECEMBER, 2005 IN INSTRUMENT NO. 20051230-0156876, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2007 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE (S) HEREIN; B) INSTRUMENTS OF RECORD AS INSTRUMENT NO. 20001030-0107559; 20010522-0052910; 20020123-0009419; 20001101-0108604; 20001101-0108603; 20050311-0027266, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 2517 Winter Springs Court, Hermitage, Tennessee 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Davidson County DEEDWARR
Recvd: 12/31/07 11:27 3 pgs
Fees:18.00 Taxes:619.75
20071231-0148943

Witness my/our hand(s) this 27th day of December, 2007.

Brian DeWit

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brian DeWit, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15th day of January, 2008.

Notary Public

My Commission Expires: 3-8-10

(SEAL)

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires MAR. 8, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903

I, Andrew B. Gibson, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Andrew B. Gibson, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 11/22/08

Notary's Seal

ELAINE PHELPS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 22, 2008