BOX 50-B

~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

Davidson County DEEDWARR
Recvd: 01/09/08 12:17 2 pgs
Fees:13.00 Taxes:632.70
20080109-0002699

This instrument prepared by:

Fearnley & Califf - Nashville
565 Marriott Drive - Ste 850
Nashville, TN 37214

WARRANTY DEED

THIS INDENTURE made and entered into this 20th day of December, 2007, by and between Sharon D Johnson, unmarried woman, party of the first part, and Paul Blahunka, , party of the second part.

WITNESS: That for and in consideration of ten and no/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 222 on the Plan of Truxton Park, Section One, as of record as Instrument No. 20001026-0106272, Register's Office for said County.

Being all or part of the same property conveyed to Sharon D. Johnson, by virtue of that certain Warranty Deed dated September 28, 2001, at Instrument No. 20011008-0109221 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

The said party of the first part does hereby convenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: year 2006 Davidson **County real property taxes, being a lien not yet due and payable. This conveyance is subject to any and all existing restrictions recorded in Instrument No's: 20020506-0055597, 20020718-0086907, 200010110100896, 200010300107559, and 20010522-0052910 all being of record in said Register's Office, and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.**

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Sharon D Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, Sharon D Johnson, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 20th day of December, 2007.

Notary Public

Notary Public

My Commission Expires: 9-19-09



Property Owner & Address: Paul Blahunka
1708 Stone Hollow Ct.
Hermitage, Tn. 37076-1370

Tax Parcel No 064160D05100CO

Property Address: 1708 Stone Hollow Court
Hermitage, TN 37076

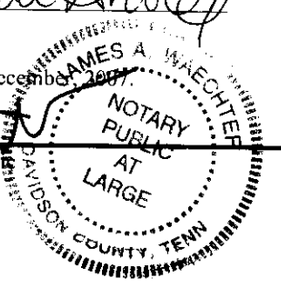
MAIL TAX BILLS TO: COUNTRYWIDE
P.O. Box 10423
VAN NUYS, CA. 91410

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is $171,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED AND SWORN TO before me this 20th day of December, 2007.



Notary Public

My Commission Expires: 1-26-08