21131-5
Box 14A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/14/08 08:54 2 pgs
Fees:13.00 Taxes:296.00

20080214-0014725

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$80,000.00**

Affiant

Subscribed and sworn to before me, this the 8th day of February, 2008.

Notary Public

My commission expires: 3/22/09

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Roy B. Lane **Tabitha G. Gidcomb**	**Realty Mortgage Corporation**	**Map 071-04 Parcel 092.00**
1470 Doubletree Lane	**215 Katherine Drive**	
Nashville, TN 37217	**Flowood, MS 39232**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Bobby W. Gidcomb, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Roy B. Lane, an unmarried man and Tabitha G. Gidcomb, an unmarried woman, as joint tenants with right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 397, on the Plan of Joywood Heights, Section II A, of record Book 1424, Page 20, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Bobby W. Gidcomb and wife, Linda G. Gidcomb, by Deed from Charles H. Minchey and wife, Helen L. Minchey, of record in Book 5349, Page 640, Register's Office for Davidson County, Tennessee. The said Linda G. Gidcomb having since died. The property is vested in Bobby W. Gidcomb as the surviving tenant by the entirety.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is Improved (__X__) Unimproved (____) property, known as: **2510 Flamingo Drive, Nashville, TN 37207**

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, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this **8th** day of **February, 2008.**

Bobby W. Gidcomb

Bobby W. Gidcomb

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 **Bobby W. Gidcomb,** the bargainor, 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 at Nashville, Tennessee, this **8th** day of **February, 2008.**

Notary Public

My Commission Expires 11-19-08

KATHY HAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.