07

Realty Title
48-A

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $321,000.00.

Pamela Harchuns
Affiant

Subscribed and sworn to before me, this 22nd day of February, 2008.

Diane K Mc
Notary Public
My commission expires: 02/22/09

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

03-0801-35206

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Leticia Dedmon	Magna Bank f/k/a 1st Trust	092-13-0317.00
247 37th Avenue North	P.O. Box 17257	
Nashville TN 37209	Memphis, TN 38187-0257	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, RESatt, LLC, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Leticia Dedmon and husband, John T. Dedmon, hereinafter called the Grantees, their successors 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. 90 and the northerly one-half of Lot No. 91 on the plan of Shields New West Nashville Lots of record in Book 57, Page 77, Register's Office for said County.

Said Lot No. 90 and the northerly one-half of Lot No. 91 front together 75 feet on the westerly side of 37th Avenue North and run back 221 feet, more or less, on the northerly line and 240 feet, more or less, on the southerly line to an alley, measuring 75 feet thereon.

Being the same property conveyed to RESatt, LLC by deed from Noble Properties, Inc., dated 5-12-06, recorded 5-19-06, of record in Instrument No. 20060519-0058758, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 247 37th Avenue North, Nashville, TN 37209.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

Davidson County DEEDWARR
Recvd: 02/26/08 09:57 2 pgs
Fees:13.00 Taxes:1187.70
20080226-0018636

WITNESS my hand this 12th day of February, 2008.

RESatt, LLC

By: Scott C. Satterwhite
Its: Sole Member

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 Scott C. Satterwhite, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the sole member of RESatt, LLC, a limited liability company, and that he is authorized by RESatt, LLC to execute this instrument on its behalf.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of February, 2008.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN