(1)

WARRANTY DEED

CONNIE L. TIMBS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

PLEASE RETURN TO:
WARRANTY TITLE INS CO.
165 INDIAN LAKE BLVD STE 106
HENDERSONVILLE, TN 37075

STATE OF TENNESSEE
COUNTY OF Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 157,500.00

Deborah Boyle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of November, 2008

Connie L. Timbs
Notary Public

MY COMMISSION EXPIRES: 2-8-11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Dennis K. Dickerson	Realty Mortgage Corporation	Parcel ID:
2210 Dearborn Drive	181 East Main St.; Ste 3	08414000800
Nashville, TN 37214	Hendersonville, TN 37075	

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

Marc A. Johnson an unmarried man

hereinafter called the GRANTORS, has bargained and sold, and by those presents do transfer and convey unto

Dennis K. Dickerson and wife, Aubrey D. Dickerson

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:

BEING Lot No. 123, on the Plan of Walnut Grove, of record in Plat Book 2133, Page 87, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Marc A. Johnson by deed from Jeffrey B. Throneberry and Tiffany C. Thorneberry, husband and wife, of record in Instrument 20040831-0105215, Register's Office for said County.

This conveyance is made subject to: (1) 2008 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Plat Book 2133, Page 87, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 2210 Dearborn Drive, Nashville, TN 37214

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 hand this 21st day of November, 2008.

Marc A. Johnson

Davidson County DEEDWARR
Recvd: 11/24/08 14:01 1 pgs
Fees:13.00 Taxes:582.75
20081124-0115128

STATE OF Nebraska
COUNTY OF Lancaster

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

Witness my hand and official seal at Lancaster County, Nebraska this 20 day of November, 2008.

My Commission Expires: August 6, 2011

Notary Public

GENERAL NOTARY - State of Nebraska
BRIAN ROWLAND
My Comm. Exp. Aug. 6, 2011