WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/08/08 09:18 2 pgs
Fees:13.00 Taxes:1054.50
20081208-0118242

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$285,000.00**.

Leigh Anne Pickup
Affiant

Subscribed and sworn to before me, this the 4th day of December, 2008.

Jennifer L. Johnson
Notary Public

My commission expires: 3/7/2011

(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
William J. Pickup **Leigh Anne Pickup**	**Realty Mortgage Corporation**	**Map 132-11, Parcel 073**
713 Omandale Drive	**7000 Executive Center Drive, Ste 200**	
Nashville, TN 37204	**Brentwood, TN 37027**	

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

Kim C. Tribble and Patti Tribble, husband and wife

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

William J. Pickup and Leigh Anne Pickup, husband and wife

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. 79 on the Plan of Southmeade, of record in Book 1835, Page 118 and 119,Register's Office for Davidson County, Tennessee, to which reference is hereby made for more complete and accurate description thereof.

BEING the same property conveyed to Kim C. Tribble and wife, Patti Tribble, by Deed from Costo I. Davis, Jr., an unmarried man, of record in Book 8514, Page 246, dated December 20, 1991, Register's Office for Davidson County, Tennessee.

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 paid by the Grantor(s) herein.

This is improved (_X__) Unimproved (____) property, known as **713 Omandale Drive, Nashville, TN 37204**

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 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 **4th** day of **December, 2008.**

Kim C. Tribble

Kim C. Tribble

Patti Tribble

Patti Tribble

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, **Kim C. Tribble and Patti Tribble,** the within named sellers, 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 Nashville, Tennessee, this **4th** day of **December, 2008.**

Jennifer L. Johnson
Notary Public

My Commission Expires: 3/7/2011

JENNIFER L. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.