(i)

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
2212 8th Ave South
Nashville, TN 37204
Telephone: 615-661-8099
File No. 09-2052

Return to:
SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

Property Address: 1714 Forrest Avenue, Nashville, TN 37206

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jesse W. Dunn and Antoinette M. Nedervald**, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto **Maurice G. Miner, Unmarried** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson**, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee being Lot No. 74 on the Plan of Lockeland, of record in Plat Book 57, Page 135, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

AND BEING THE SAME premises conveyed to Grantors by virtue of a general warranty deed from Elizabeth A. Henry, dated October 1, 2007, and recorded October 5, 2007, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20071005-0118924.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORs do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2009 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantors, or [X] is part of the homestead of Grantors and if Grantor is married, the conveyance is joined by both Husband and Wife.

BILL GARRETT, Davidson County
Trans:T20090030215 DEEDWARR
Recvd: 05/06/09 15:55 2 pgs
Fees:13.00 Taxes:832.50
20090506-0041876

WITNESS Grantors' hands this 29th day of April, 2009.

_____{Seal}
Jesse W. Dunn

_____{Seal}
Antoinette M. Nedervald

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 29th day of April, 2009, before me the undersigned officer, personally appeared Jesse W. Dunn and Antoinette M. Nedervald, known to me (or satisfactorily proven) to be the parties executing the foregoing instrument and they acknowledged that they, executed same as their free act and deed.

SPENCER HALE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

_____
Notary Public

My Commission expires: 1-23-2011

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $225,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: _____

Subscribed and sworn to before me this 30th day of April, 2009

_____
Notary Public
My Commission expires: _____

New Owner
Person or Agency responsible for taxes:
Maurice G. Miner
1714 Forrest Avenue
Nashville, TN 37

Map/Parcel ID: 083-10-0-292.00

My commission expires November 21, 2012
Tonja Barron State of Tennessee Notary Public Williamson County

Tonja Barron State of Tennessee Notary Public Williamson County

My commission expires November 21, 2012