THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 10040300** BILL GARRETT, Davidson County Trans:T20100025959 DEEDWARR Recvd: 04/30/10 13:03 2 pgs Fees:13.00 Taxes:2127.50 20100430-0033066	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $575,000.00. Affiant Subscribed and sworn to before me, this 29th day of April, 2010. Notary Public My Commission Expires: 9/8/2013 DEBORAH H. BERRIE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: Robert E. Bodenheimer Jr. and Jeanne Larose 1210 Jefferson Davis Dr Brentwood TN 37027	Send Tax Bills To: SunTrust Mortgage, Inc. P. O. Box 79041 Baltimore, MD 21279-0041	Tax Information: Tax Parcel ID No. 14514002700

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Tim Hickman and Laura Hickman, husband and wife** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Robert Bodenheimer and spouse Jeanne Larose, as tenants by the entireties,** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 185, PLAN OF TYNE VALLEY ESTATES, as shown on plat of record in Plat Book 3700, Page 136, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Tim Hickman and Laura Hickman, husband and wife by Warranty Deed from Charles D. Cochran, and wife Michelle R. Cochran, recorded on the 3rd day of July, 2007 in Instrument No. 20070703-0079598, in the Register's Office of Davidson County, Tennessee.

County of Davidson taxes for the year 2010 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF TYNE VALLEY ESTATES, as recorded in Plat Book 3700, Page(s) 136, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

Covenants, Conditions and Restrictions recorded in Book 4173, Page 193 , but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

This is improved property located at 1210 Jefferson Davis Dr Brentwood TN 37027

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of April, 2010.

Tim Hickman

Laura Hickman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Tim Hickman and Laura Hickman, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of April, 2010.

Notary Public

My Commission Expires: _____

JAMES T. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 8, 2013