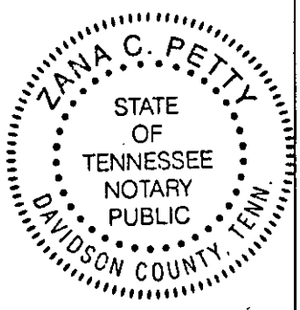
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of June, 2011

Notary Public:

MY COMMISSION EXPIRES: 9-9-14
(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:
Patricia L. Dobbs	First Community Mortgage, Inc.	Parcel ID:
101 Benson Rd.	275 Robert Rose Drive	096010A02600CO
Nashville, TN 37214	Murfreesboro, TN 37129	

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

James Bunch, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Patricia L. Dobbs , an unmarried person
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. 26, on the Plan of Section Two, Riverpoint, of record in Plat Book 5200, Page 749, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to James Bunch, a single person, by deed from Janice Sue Williams, an unmarried person, of record in Instrument 20000914-0091347, dated September 12, 2000, Register's Office for said County.

This conveyance is subject to Restrictions and By-Laws of record in Book 6044, Page 545 and amended in Book 6283, Page 630; Book 6571, Page 574; Book 7292, Page 985; Book 8675, Page 599; and Book 8699, Page 932, said Register's Office.

This conveyance is made subject to: (1) 2011 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 5200, Page 749, said Register's Office; (3) Flowage Easement of record in Book 2272, Pages 231 and 337, said Register's Office; (4) Sewer Easement of record in Book 4806, Page 513; Book 4806, Page 517; Book 4774, Page 923; Book 5580, Page 124; Book 5990, Page 348; and Book 6283, Page 653, 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 101 Benson Rd., 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 10th day of June, 2011.

James Bunch

BILL GARRETT, Davidson County
Trans:T20110035124 DEEDWARR
Recvd: 06/13/11 11:23 2 pgs
Fees:13.00 Taxes:314.13

20110613-0045081

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 James Bunch, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of June, 2011.

My Commission Expires: 11/1/12

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.