WARRANTY DEED	STATE OF TENNESSEE) COUNTY OF DAVIDSON) I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transaction is $65,000.00. Subscribed and sworn to before me this the ___ day of April, 2014. Notary Public My Commission Expires:
BILL GARRETT, Davidson County Trans:T20140028949 DEEDWARR Recvd: 04/29/14 08:27 2 pgs Fees:13.00 Taxes:240.50 20140429-0035698	
THIS INSTRUMENT PREPARED BY **Bone McAllester Norton PLLC, 511 Union Street, Suite 1600, Nashville, TN 37219**	

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Regal Homes Co. 290 Ed Harris Road Ashland City, TN 37015	091-06-0-298.00	New Owner

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Lewis Johnson and wife, Jacqueline Johnson (individually and collectively, the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Regal Homes Co. ("Grantee"), its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being the westerly 3 feet of Lot 1513 and all of Lot 1515 and the easterly 28.5 feet of Lot No. 1517 front, and the easterly 18 feet of Lot 1515, and the westerly 9 feet of Lot 1513 rear, Map of Extension of Plan No. 1, West Nashville, Block 200, Register's Office for Davidson County, Tennessee, or record in Plat Book 57, page 173, said Register' s Office.

Beginning at a stake in the north margin of Kentucky Avenue South 85 degrees West 182 feet from the westerly margin of 56th Avenue, North, running thence with the northerly margin of Kentucky Avenue, South 85 degrees West 39.5 feet to an iron pin at the intersection of the northerly margin of Kentucky Avenue and Morrow Road, passing the original Lot line of Lots Nos. 1513 and 1515 at 3 feet, also passing the original Lot line of Lots 1515 and 1517 at 28 feet, thence running North 59 degrees 30' West, with the northerly margin of Morrow Road 17 feet to a stake, thence North 9 degrees East 143.8 feet to a stake in the southerly margin of a 25-foot alley, said line crossing the original Lot line of Lots Nos. 1515 and 1517 at 107 feet more or less, and stake being located North 85 degrees East 7 feet from the original Lot corner of Lots Nos. 1515 and 1517, running thence with the southerly margin of said 25-foot alley North 85 degrees East 27 feet to a cross on rock, passing the original Lot Line of Lots Nos. 1513 and 1515 at 18 feet, running thence South 3 degrees East 150.3 feet to the point of beginning.

Being the same property conveyed to EUGENE HARPER AND WIFE, MARY ELIZABETH HARPER, by deed from E. C. DUKE AND WIFE, MATILOU B. DUKE, of record in Book 4391, page 390, dated December 30, 1969, said Register's Office. The said Mary Elizabeth Harper having since died on or about December 28, 2007, leaving Eugen Harper as the surviving tenant by the entirety. Then being further conveyed to LEWIS JOHNSON AND JACQUELINE JOHNSON, by Quitclaim Deed from EUGENE HARPER, of record as Instrument No. 20081022-0105778, dated October 10, 2008, said Register's Office.

This is improved property known as 5610 Kentucky Avenue, Nashville, Davidson County, Tennessee and also known as 5610 Morrow Road, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said Property in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds themselves and their heirs and representatives to warrant and forever defend the title to said Property to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed as of the 25th day of April, 2014.

GRANTOR:

Lewis Johnson

Jacqueline Johnson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Lewis Johnson and Jacqueline Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Davidson County, Tennessee, this 25th day of April, 2014.

C. TUCKER HERRON
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: Dec 6, 2014

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