Davidson County DEEDWARR
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Fees:11.00 Taxes:37.00
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THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 17288**	STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $10,000.00. Affiant Subscribed and sworn to before me, this 10th day of OCTOBER, 2000. Notary Public My Commission Expires: 11/29/03

WARRANTY DEED

Address New Owner: P. T. DEVELOPMENT, LLC 414 UNION STREET, 6TH FLOOR NASHVILLE, TENNESSEE 37239	**Send Tax Bills To:** NEW OWNER	**Tax Information:** MAP 59-16 PAR 192 FB 13DA23370

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, ANNIE J. STRATTON, DEVISEE UNDER THE LAST WILL AND TESTAMENT OF CORLILLIAN MCCHRISTIAN BROWN, AND FREDDIE B. BROWN, JR., AND JAMES HOWARD, HEIRS-AT-LAW OF CORLILLIAN MCCHRISTIAN BROWN ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to P. T. DEVELOPMENT, LLC , a Tennessee corporation, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, 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 as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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 10th day of OCTOBER, 2000.

Annie J. Stratton
ANNIE J. STRATTON, DEVISEE
UNDER THE LAST WILL AND TESTAMENT
OF CORLILLIAN MCCHRISTIAN BROWN

Freddie B. Brown Jr.
FREDDIE B. BROWN, JR., HEIR-AT-LAW
OF CORLILLIAN MCCHRISTIAN BROWN

James Howard
JAMES HOWARD, HEIR-AT-LAW
OF CORLILLIAN MCCHRISTIAN BROWN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, ANNIE J. STRATTON, FREDDIE B. BROWN, JR., AND JAMES ~~BROWN~~ *HOWARD with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of OCTOBER, 2000.

My Commission Expires: 11/29/03

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Hickory Heights, not of record, described according to a survey made by Z. J. Wilkinson, surveyor, May 22nd, 1948, as follows:

Beginning on the Easterly margin of Manila Street at the common corner of Lots Nos. 8 and 7, said beginning point also being 763 feet south of the north line of said subdivision; thence with the line between Lots Nos. 8 and 7, westwardly 150 feet; thence northwardly 50 feet, to the corner of Lot Nos. 8 and 9; thence with the line between said lots eastwardly 150 feet to the easterly margin of Manila Street; thence with said street, sotuhwardly 50 feet to the point of beginning.

Being the same property conveyed to Corlillian McChristian by deed from R. M. Holly, J. C. Griffin and J. H. Tadlock of record in Book 2157, page 637, said Register's Office. The said Corlillian McChristian having since married. The said Corlillian McChristian Brown having since died and devising said property to Annie J. Stratton and C. Dell Brown. The said C. Dell Brown having since died and having as her sole heirs, Freddie B. Brown, Jr. and James Howard.

This conveyance is made subject to: 2000 Taxes, which have been prorated and paid by the Grantor.