**THIS INSTRUMENT WAS PREPARED BY**
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 241,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF May, 2001

Notary Public

MY COMMISSION EXPIRES: 4-28-04
(AFFIX SEAL)

LARRY D. CRAIG NOTARY PUBLIC LARGE CHEATHAM COUNTY TENNESSEE

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Thomas A. Scoggins | 1st Trust Bank for Savings | MAP 159 |
| (NAME) | (NAME) | |
| 5508 Granny White Pike | P. O. Box 17257 | PARCEL 52 |
| (ADDRESS) | (ADDRESS) | |
| Brentwood, Tennessee 37027 | Memphis, TN 38187-0257 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, Fredericksburg Construction LLC, a TN limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas A. Scoggins and wife, Carey A. Scoggins

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:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Resubdivision of Part of Lot No. 1 in the Partition of the Allen Cotton, Jr. Lands of record in Plat Book 3842, page 34, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to Fredericksburg Construction, L.L.C., a Tennessee Limited Liability, by deed from June G. DeMartino, unmarried, of record in Book 10673, page 156, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 05/23/01 11:01 2pgs
Fees:11.00 Taxes:895.03
20010523-0053420

unimproved ( )
This is improved ( X ) property, known as 5508 Granny White Pike, Brentwood, Tennessee 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 17th day of May, 2001

Fredericksburg Construction LLC, a TN limited liability company
By: Chief Manager
Elizabeth Trinkler, Chief Manager

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____ .

Commission expires _____ _____

Notary Public

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____the undersigned_____ a Notary Public within and for the State and County aforesaid, personally appeared _____Elizabeth Trinkler_____ and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Chief Manager and _____ respectively of the Fredericksburg Construction LLC the within named bargainor, and ~~xxxxxx~~ L.L.C. and that he as such Chief Manager and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the ~~xxxxxxxx~~ L.L.C. by the said Elizabeth Trinkler as such Chief Manager, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of May, 2001.

My commission expires 5-17-03 _____

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE TENN DAVIDSON COUNTY

Notary Public