RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
Washington Square, Suite 400
214 Second Avenue, North
Nashville, TN 37201-1476

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/14/01 08:02 3pgs
Fees:18.00 Taxes:177.60
20010814-0087316

State of Tennessee)
County of Davidson)

The actual consideration of value, whichever is greater, for this transfer is **$48,000.00**.

Edward E Brannon
Affiant

Sworn to and subscribed before me this 7th day of August, 2001.

NOTARY PUBLIC

My Commission Expires: 9.29.01

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

ADDRESS - NEW OWNER
Ed Brannon
1405 Jakes Avenue
Nashville, TN 37216

SEND TAX BILLS TO:
Edward E. Brannon
1600 Norvell Avenue
Nashville, TN 37216

MAP/PARCEL NUMBER:
Map 72-4
Parcel 7

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Eva Naish, as to an undivided 1/3 interest, Parrie Oline Biles, Eve Ashley and Robert L. Bryant, each as to an undivided 2/9 interest, they being the heirs-at-law of Buford H. Biles**, hereinafter called "Grantor", have bargained and sold, and by these presents do transfer and convey unto Edward E. Brannon hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being part of Lot No. 2 on the Plan of a Subdivision of Lots Nos. 5 and 6 of the East Nashville Golf and Country Club Subdivision, as of record in Book 547, page 6, Register's Office for Davidson County Tennessee, described as follows:

Beginning at a point in the northeasterly margin of Jakes Avenue, 100 feet northwesterly from the intersection of Jakes Avenue and Golf Club Road, said point being the corner of Lots Nos. 2 and 1 on said plan; thence, with the margin of Jakes Avenue, northwesterly 100 feet to the corner Lots Nos. 2 and 3 on said plan; thence, northeasterly 273 1/4 feet, more or less, to a point in the center of a row of trees, which point is 5 feet southeasterly from the northwesterly line of said Lot No. 2, where it crosses said row of trees; thence, with the center of said row of trees, southeasterly 95 feet to the northwesterly line of Lot No. 1 on said plan; Thence with said line of lot No. 1, southwesterly, 278.7 feet, to the point of beginning..

Being the same property conveyed to Buford H. Biles, and wife, Hazel Biles by deed from Dorothy N. Stone, a widow, of record in Book 1191, page 230, Register's Office for Davidson County, Tennessee, the said parties having since divorced, the above-described property having become vested in Buford H. Biles by decree of record in Instrument No. 200003030021333, Register's Office for Davidson County, Tennessee; the said Buford H. Biles having since remarried; the said Buford H. Biles having since died intestate on Nov. 12, 1969, survived by his wife, Eva Vincent Biles (now since remarried and now known as Eva Naish), his sister, Parrie Oline Biles, Eve Ashley (daughter of deceased sister, Mai Burrus) and Robert L. Bryant (son of deceased sister, Pauline Bryant), his sole heirs-at-law and Grantors herein.

This is improved property known as 1405 Jakes Avenue, Nashville, TN 37216.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 3rd day of August, 2001.

Eva Naish

Eva Naish

Parrie Oline Biles

Parrie Oline Biles

By Robert Leland Bryant, Conservator

Robert L. Bryant

Eve Ashley

Eve Ashley

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, **Robert L. Bryant**, the Bargainer, 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 this 3rd day of August, 2001.

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Mitchell A Watts

NOTARY PUBLIC

My Commission Expires: 1.21.01

State of California
County of Los Angeles

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Eva Naish**, the Bargainer, with whom I am personally acquainted, ~~(or proved to me on the basis of satisfactory evidence)~~ and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 21 day of June, 2001.

NOTARY PUBLIC

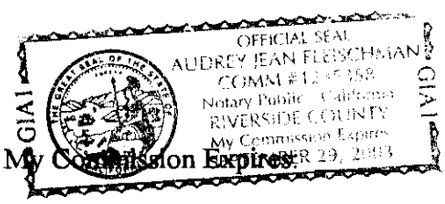
My Commission Expires: Aug 1, 2001

PAMELA L. CUSTER NOTARY PUBLIC LOS ANGELES COUNTY CALIFORNIA AUG 1 2001

State of California
County of Riverside

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Eve Ashley**, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 26 day of July 2001.



NOTARY PUBLIC

My Commission Expires:

State of Tennessee
County of Davidson

On this 3rd day of August, 2001, before me personally appeared Robert Leland **Bryant**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of ** and acknowledged that he executed the same as the free act and deed of **, as her Conservato
Witness my hand and official seal this 3rd day of August, 2001.

*as Conservator
** Parrie Oline Biles

NOTARY PUBLIC

My Commission Expires 9-29-01.

