This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Ricky D. Lyle
4855 Jonquil Dr.
Nashville, TN 37211

SEND TAX BILL TO:
Owner

MORTGAGEE:
Franklin National Bank
230 Public Square
Franklin, TN 37064

MAP **172-10**
GROUP **B**
PARCEL **54**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Regent Development, LLC** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Ricky D. Lyle and wife, Karen L. Lyle**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 54 of Christiansted Valley Subdivision, of record in Plat Book 20010209-0012854, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being a part of the same property conveyed to McEwen Development, LLC, by deeds of record in Book 11426, page 29, Book 11432, page 104, Book 11606, page 851, Book 11606, page 859 and Book 11606, page 863, Register's Office for Davidson County, Tennessee. McEwen Development, LLC subsequently changed its name to Regent Development, LLC as evidenced by Articles of Amendmenbt of record in Instr. 20000316-0026959, said Register's Office.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2001 and subsequent years.

This is unimproved property known as Lot 54, Christiansted Valley, Nashville, Tennessee 37027.

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, GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors 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.

Davidson County DEEDWARR
Recvd: 09/07/01 11:09 2pgs
Fees:13.00 Taxes:223.85
20010907-0097302

WITNESS my hand this the 31st day of August, 2001.

Regent Development, LLC

By: _____
Rick Blackburn, Vice-President

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Rick Blackburn** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Vice-President** of **Regent Development, LLC**, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 31st day of August, 2001.

_____
NOTARY PUBLIC

My Commission Expires: 8-14-05

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $60,500.00.

_____
AFFIANT

Subscribed and sworn to before me on this 31st day of August, 2001.

_____
NOTARY PUBLIC

My Commission Expires: 8/23/2002