State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $975,000.00

Affiant

Subscribed and sworn to before me, this 25th day of June, 2002.

Notary Public

My commission expires:
(AFFIX SEAL)

GREGORY S. PERRONE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires March 29, 2003

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, Tn. 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Robert H. Chilton, III	**(Same)**	**117-1-146.00**
612 Cantrell Ave	612 Cantrell Ave 37215	
Nashville TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Ernest R. Eaton, III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Robert H. Chilton, III and wife Pamela J. Chilton

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:

Tract I: Land in Davidson County, Tennessee, being Lot No. 8 Block "D" on the Plan of W.M. Cantrell's Subdivision, as of record in Plat Book 332, page 85, Register's Office for said County, to which plan reference is made for a more complete description.

This is improved (__X__) Unimproved (____) property known as 612 Cantrell Avenue, Nashville, Tn. 37215

Tract II: Land in Davidson County, Tennessee, being a portion of that alley as shown running between Lots 1 through 8 on Block D and running between Block D and the southerly portion of Block C on the Plan of W.M. Cantrell's Subdivision, as of record in Book 332, page 85, Register's Office for Davidson County, Tennessee, and more particularly described in instrument of record in Book 2957, page 252, said Register's Office.

This is improved (____)Unimproved (__X__) property known as a portion of the alley crossing the rear of 612 Cantrell Avenue, Nashville, Tn. 37215

Being the same property conveyed to Ernest R. Eaton, III by Quitclaim Deed from E.R.E., LLC, a New Mexico limited liability company of record in Instrument Number 200206130072030, Register's Office for Davidson County, Tennessee.

The property herein described is not the usual place of residence of the Grantor, his spouse or dependents.

This conveyance is subject to the following: Taxes for the year 2002 which have been prorated and payment thereof, by acceptance of this conveyance, is expressly assumed by the Grantees; all matters appearing on the Plan of record in Plat Book 332, page 85; Restrictions of record in Book 2957, page 252, all of record in the Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 06/25/02 10:10 2pgs
Fees:13.00 Taxes:3607.50
20020625-0075991

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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/our hand(s) this 24th day of June, 2002.

Ernest R. Eaton, III

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 Ernest R. Eaton, III, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Nashville, Tennessee on this 24th day of June, 2002.

Notary Public

My Commission Expires: 3-29-03

GREGORY S. PERRONE
NOTARY PUBLIC AT LARGE,
DAVIDSON COUNTY, TENN.
My Commission Expires
March 29, 2003