THIS INSTRUMENT PREPARED BY:
Hatcher Escrow Company
113 Shivel Drive
Hendersonville, TN 37075

Our File Number: 14781B

MAP/GROUP/PARCEL:
147-03-0-015.00 CO

NEW OWNER'S NAME AND ADDRESS:
Doge Properties, LLC
P.O. BOX 680372
FRANKLIN TN 37068

SEND TAX BILLS TO:
New Owner

Davidson County DEEDWARR
Recvd: 02/11/03 09:54 3pgs
Fees:13.00 Taxes:303.40

20030211-0018555

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, JAMES S. SWEENEY, SR., AN UNMARRIED MAN, hereinafter called Grantor, do hereby transfer and convey unto DOGE PROPERTIES, LLC, its heirs and assigns, hereinafter called Grantees, property described as follows

441 HARDING PLACE, UNIT A-15, NASHVILLE, TN 37211
MAP/PARCEL 147-03-O-A/015.00 CO

LAND in Davidson County, Tennessee, being Unit A-15, of Harding Place Condominium created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6104, Page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominium of record in Book 5200, Page 571 and 572, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Rita E. Sweeney by Deed of record in Instrument #20020809-0096384, Register's Office for Davidson County, Tennessee. Rita E. Sweeney is now deceased and the sole heir of her estate was her husband, James S. Sweeney, Sr.

441 HARDING PLACE, UNIT B-3, NASHVILLE, TN 37211
MAP/PARCEL 147-03-O-A/019.00 CO

LAND in Davidson County, Tennessee, being Unit B-3 of Harding Place Condominiums, as established by a Master Deed of record in Book 6104, Page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Units set forth in Exhibit A-1 of said Master Deed and being further described in the plat of Harding Place Condominiums of record in Book 5200, Pages 571

and 572, Register's Office for Davidson County, Tennessee, to which reference is hereby made for further description of said property.

BEING the same property conveyed to the grantor by Trustee's Deed of record in Instrument #20011204-0132577, Register's Office for Davidson County, Tennessee.

441 HARDING PLACE, UNIT D-14, NASHVILLE, TN 37211
MAP/PARCEL 147-03-O-A/060.00 CO

LAND in Davidson County, Tennessee, being Unit D-14 of Harding Place Condominiums created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6104, Page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominium of record in Book 5200, Page 571 and 572, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to the grantor by deed of record in Book 10920, Page 642, Register's Office for Davidson County, Tennnesse.

441 HARDING PLACE, UNIT H-12, NASHVILLE, TN 37211
MAP/PARCEL 147-03-O-A/106.00 CO

LAND in Davidson County, Tennessee, being Unit H-12, of Harding Place Condominium created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as eatablished by a Master Deed, of record in Book 6104, Page 725, Register's Office for Davidson county, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominium of record in Book 5200, Page 571 and 572, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to James S. Sweeney, Sr. and Rita E. Sweeney by deed of record in Book 11730, Page 601, Register's Office for Davidson County, Tennessee. Rita E. Sweeney is now deceased and at the time of her death was married to James S. Sweeney, Sr.

The subject property is commonly known as 441 HARDING PLACE, UNITS A-15,B-3,D-14,H-12, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantor covenants with Grantees that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds himself, his heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

JAMES S. SWEENEY, SR.

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, JAMES S. SWEENEY, SR., AN UNMARRIED MAN, with whom I am personally acquainted, and made oath that he executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 31st day of January, 2003.

NOTARY PUBLIC

My Commission Expires:
1-25-06

SUMNER COUNTY, TENN. SHELTON HATCHER NOTARY PUBLIC AT LARGE My Commission Expires January 25, 2006

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $82,000.00.

AFFIANT for Doyle Brothers

Sworn to and subscribed before me, this the 31st day of January 2003.

NOTARY PUBLIC

My Commission Expires:

D.W. McMACKIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires SEPTEMBER 30, 2006