THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **File Box 9B:** **First Title & Escrow Co., Inc.** **FTEC File No. 21413-07-2003**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $1,464,435.00 Affiant Subscribed and sworn to before me, this 1st day of August, 2003. Notary Public My Commission Expires:

WILLIAM T. CHAPMAN, IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires SEPT. 30, 2006

WARRANTY DEED

Address New Owner: Paul Sternberg, Jr. Gloria May Sternberg 623 Royal Oaks Place Nashville, TN 37205	**Send Tax Bills To:** AmSouth Bank 2050 Parkway Office Circle Birmingham, AL 35244	**Tax Information:** Map No.130.03 Parcel No. 058.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **H R Properties of Tennessee, LLC, a Tennessee Limited Liability Company**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Paul Sternberg, Jr. and wife, Gloria May Sternberg** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 623 Royal Oaks Place, Nashville, Tennesse 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this August 1, 2003.

H R Properties of Tennessee, LLC
By Scott Haley, Chief Manager

Davidson County DEEDWARR
Recvd: 08/08/03 15:58 2pgs
Fees:13.00 Taxes:5418.41
20030808-0113615

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Peronally appeared before me, the undersigned, a Notary Public in and for the said County and State, Scott Haley, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of H R Properties of Tennessee, LLC, the maker or a constituent of the maker and is authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 1st day of August, 2003.

Notary Public

My Commission Expires:

OR

WILLIAM T. CHAPMAN, IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires SEPT. 30, 2006

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Reynolds-Parrish Subdivision as of record in Plat Book 8250, page 192, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to HR Properties of Tennessee, LLC, Limitd Liability Company by deed dated May 17, 2002 from Nathan Craig Parrish and wife, Nancy E. Parrish of record in Instrument No. 20020520-0061358, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1) 2003 City/County Taxes, which have been prorated and assumed by the Grantee(s);
2) Easements of record in 5787, page 466 and Instrument No. 20030214-0020360; and
3) All matters appearing on the Plan of record in Plat Book 8250, page 192, Plat Book 974, page 4 and Plat Book 1424, page 55, Register's Office for Davidson County, Tennessee.