THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

Davidson County DEEDWARR
Recvd: 09/03/03 14:57 2pgs
Fees:13.00 Taxes:680.80

20030903-0127778

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***184,000.00.

Affiant

Subscribed and sworn to before me this 29th day of August, 2003.

Notary Public

My Commission Expires: 10-17-05

ADDRESS OF NEW OWNER

David C. Miller
3314 West End Avenue #701
Nashville, Tennessee 37203

SEND TAX BILLS TO

America's Wholesale Lender
750 Old Hickory Boulevard
Suite 180
Brentwood, TN 37027

MAP & PARCEL NOS.

MAP 104-06-O-B
PARCEL 701 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED EIGHTY FOUR THOUSAND AND 00/100 DOLLARS ($***184,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, I, PETER T. McDOWELL, unmarried, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto DAVID C. MILLER, UNMARRIED, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 701 on the plan of The Park Road Condominiums, according to the Master Deed of record in Book 5845, page 831, in the Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 5200, page 390, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Peter T. McDowell, unmarried, by deed from William E. Fitzgibbon, IV, a married person, of record as Instrument No. 200008020076283 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 3314 West End Avenue #701, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of The Park Road Condominiums of record in Plat Book 5200, page 390, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 29TH day of August, 2003.

PETER T. McDOWELL

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 Peter T. McDowell, the bargainor, 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 29th day of August, 2003.

Notary Public

My Commission Expires: 10.12.05

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee