WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September, 2003

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR. 25, 2006

(AFFIX SEAL)

NOTARY PUBLIC DEANIE L. GREGORY DAVIDSON COUNTY TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY

Deanie L. Gregory, Attorney-at-Law, 200 Madison Street, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daybreak Properties, LLC	Same as New Owner	MAP 83-13
8226 Victory (NAME) Trail	(NAME)	PARCEL 318
~~1403 Lillian Street~~		
Brentwood, (ADDRESS) TN 37027	(ADDRESS)	
~~Nashville, TN 37206~~		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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

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

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:

Land in Davidson County, Tennessee, being Lot No. 127 of Block "M" on the Map of the Resubdivision of the Lindsley Home Place as of record in Plat Book 2, Page 92 in the Chancery Court for Nashville, Tennessee.

Said Lot No. 127 fronts 50 feet on the northerly side of Lillian Avenue and runs back between parallal lines 150 feet to an alley.

Being the same property conveyed to Aubrey Hiam by Successor Trustee's Deed from Philip M. Kleinsmith, Trustee, dated September 11, 2003 and recorded as Instrument No. 20030918-0137977 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR 2003 AND SUBJECT TO NOTES, EASEMENTS, BUILDING SETBACK LINES, ETC., IF ANY, AS MAY BE SET FORTH ON THE PLAT OF RESUBDIVISION OF LINDSLEY HOME PLACE OF RECORD IN PLAT BOOK 2, PAGE 92 IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE.

Davidson County DEEDWARR
Recvd: 09/26/03 14:45 2pgs
Fees:13.00 Taxes:170.20

20030926-0142944

unimproved ( )
This is improved (X) property, known as 1403 Lillian Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with 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 is 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 hand this 25th day of September, 2003

Aubrey Hiam

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 Aubrey Hiam

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 at Madison, Tennessee, this 25th day of September, 2003.

Commission expires March 25, 2006

DANIEL GREGORY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires MAR. 25, 2006

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public