Box 5

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $80,000.00.

AFFIANT

Sworn to and subscribed before me this 23 day of DEC., 2003

NOTARY PUBLIC My commission expires: FEB 10, 2004

Map & Parcel No. 104-04-228.00 & 229.00

Address of New Owner:
Brad Daniel & Gary R. Belz
112 Commons Drive
Nashville, TN 37215

Send Tax Notices To:
SAME

Davidson County DEEDWARR
Recvd: 01/02/04 08:02 2pgs
Fees:13.00 Taxes:296.00
20040102-0000018

WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, ALLEN M. SIDES, hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto BRAD DANIEL and GARY R. BELZ, hereinafter referred to as Grantees, their heirs and assigns forever, all of his right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

See legal description, Attachment "A" hereto, made a part hereof.

This is improved property, known as 1204/1206 16th Avenue South, Nashville, TN 37212.

THIS CONVEYANCE IS SUBJECT TO easements and building setback lines of record at Book 21, page 87, in the Register's Office for Davidson County, Tennessee; and to the 2004 Davidson County property taxes and those for subsequent years, which are not yet due or payable.

THE SPOUSE OF THE GRANTOR, ANN SIDES, joins in this conveyance, transferring any and all marital and other interest she may have in the subject real property to the Grantees herein.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to 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. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said ALLEN M. SIDES has hereunto set his signature, on this, the 23 day of December, 2003

ANN SIDES

ALLEN M. SIDES

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALLEN M. SIDES and ANN SIDES, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing Warranty Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 23rd day of DECEMBER, 2003.

My commission expires: 8-15-2005

NOTARY PUBLIC

JONG H. KIM
Comm. # 1313769
NOTARY PUBLIC - CALIFORNIA
Los Angeles County
My Comm. Expires Aug. 15, 2005

This Instrument Prepared By:
J. Wayne Thomas, Attorney at Law
RELS/Real Estate Loan Services of Tennessee
1100 Kermit Drive, Suite 204
Nashville, TN 37217

When Recorded Return to:
RELS
1100 Kermit Drive, Suite 204
Nashville, TN 37217

Attachment "A": Legal Description
Allen M. Sides

TRACT I:

LAND in Davidson County, Tennessee, being the southerly 55 feet of the northerly 160 feet of Lot No. 24 on the Map of O. B. Hayes Rokeby Plan of Lots, as of record in Book 21, page 87, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 55 feet on the easterly side of 16th Avenue, South, as widened, and runs back between parallel lines, parallel to and 105 feet south of the south margin of Edgehill Avenue, 150 feet to an alley.

TRACT II:

BEING the north 45 feet of the south 145 feet of Lot No. 24 on the Map of O. B. Hayes Rokeby Plan of Lots, as of record in Book 21, page 87, Register's Office for said County.

Said part of said lot fronts 45 feet on the east side of 16th Avenue, South, as widened, and runs back between parallel lines, parallel to and 160 feet south from the south margin of Edgehill Avenue, 150 feet to an alley.

BEING the same property conveyed to Brad Daniel and Gary R. Belz and Allen M. Sides, by deed from Roger F. Cook and wife, Kitty Cook and Roger F. Cook as sole stock holder of Roger F. Cook's Piece of the Row, Inc., dated November 1, 1995, recorded November 6, 1995, of record in Book 9851, page 812, Register's Office for Davidson County, Tennessee.

rta/84392-02

Initials