Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Daniel J. Cleary
1464 Tyne Blvd.
Nashville, Tennessee 37215

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
RBMG, Inc.
9710 Two Notch Road
Columbia, SC 29223

Davidson County DEEDWARR
Recvd: 01/02/04 13:41 2pgs
Fees:13.00 Taxes:999.00
20040102-0000633

MAP	145
GROUP	2
PARCEL	63

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Jacqueline P. Hale Boswell, married** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Daniel J. Cleary and wife, Elayna K. Cleary**, 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. 1-A on the Plan of Zone Lot Division, Lot 1, Resubdivision of Lot 29, Tyne Crest, of record in Plat Book 6250, page 239, amending Plat Book 5210, page 340, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Jacqueline P. Hale, unmarried by deed from Jennifer Ann Bristol, unmarried of record in Instrument no. 20020517-0060889, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2004 and subsequent years.

This is improved property known as 1464 Tyne Blvd., Nashville, Tennessee 37215.

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", its successors and assigns, forever, and, GRANTOR does covenants with the said "GRANTEE" that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, "GRANTOR", does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and its successors and assigns, against the lawful claims of all persons whomsoever. Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

*Harry K. Boswell, spouse of Jacqueline P. Hale Boswell, hereby joins in this conveyance, transferring all his right, title, and interest in said property, marital or otherwise.

WITNESS my hand this the 17th day of December, 2003.

Jacqueline P. Hale Boswell

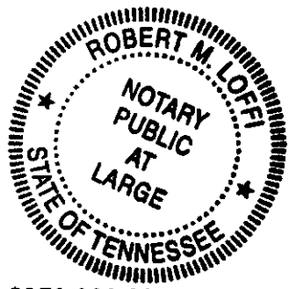
Harry K. Boswell by Jacqueline P. Hale Boswell as attorney in fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Jacqueline P. Hale Boswell, individually and as attorney in fact for her husband, Harry K. Boswell**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 17th day of December, 2003.

Robert M. Loffi
NOTARY PUBLIC



My Commission Expires: 9/25/2004

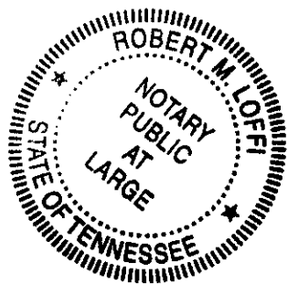
STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $270,000.00.

AFFIANT

Subscribed and sworn to before me on this 17th day of December, 2003.

Robert M. Loffi
NOTARY PUBLIC



My Commission Expires: 9/25/2004