Box 10-B

Tax Bills to: Sebring Capital Partners, LP
4000 International Pkwy. #3000
Carrollton, TX 75007

PICK-UP

ADDRESS NEW OWNERS and
~~XXXXXXXXXXXXXXXXX~~
VICTOR MARK CONSULO and wife,
APRIL MICHELLE
2809 Glen Oaks Drive
Nashville, TN 37214

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
84 - 16 - 34

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY NINE THOUSAND NINE HUNDRED DOLLARS ($99,900.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, MICHAEL E. COLLINS, married, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to VICTOR MARK CONSULO and wife, APRIL MICHELLE CONSULO, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee,
Being Lot No. 4 on the Map of Hargis Heights as of record in Book 974, Page 82, Register's Office for said County.

Said Lot No. 4 fronts 75 feet on the northerly side of Stinson Road, and runs back between parallel lines 200 feet on the easterly line and 200 feet on the westerly line to a dead line, on which it measures 75 feet.

Being the same property conveyed to Michael E. Collins by deed dated October 16, 2000, recorded on November 14, 2000, of record in Instrument No. 20001114-0113063, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 2569 Stinson Road, Nashville, Tennessee 37214.

THIS IS NOT, NOR HAS IT BEEN THE PRINCIPAL RESIDENCE OF THE GRANTOR.

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

GRANTOR covenants with GRANTEES that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTOR further covenants and binds himself, his heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Davidson County DEEDWARR
Recvd: 02/09/04 10:32 2pgs
Fees:13.00 Taxes:369.63
20040209-0015237

Executed on this 6 day of February, 2004.

MICHAEL E. COLLINS

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, MICHAEL E. COLLINS, the within named 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 at office this 6 day of February, 2004.

NOTARY PUBLIC

My Commission Expires:

10/24/05

TIMOTHY D. FERGUSON NOTARY PUBLIC AT LARGE SUMNER COUNTY TENN

STATE OF TENNESSEE

COUNTY OF ~~SUMNER~~ Davidson

The actual consideration or value, whichever is greater for this transfer is $99,900.00.

AFFIANT

Subscribed to and sworn before me, this the 6th day of February, 2004.

NOTARY PUBLIC

My Commission Expires:

9-22-2007

DEBORAH J. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989