WARRANTY DEED

After Recording Return To:
Nations Title Agency, Inc.
5214 Maryland Way, Suite 208
Brentwood, TN 37027
04TN0035

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$113,000.00.**

Michelle M. Silberklett
Affiant

Subscribed and sworn to before me this 5th day of Feb., 2004

Notary Public
My Commission expires: (Affix Seal)

DOLLY T. PEAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires JULY 30, 2005

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Michelle M. Silberklett	New Owner	83-13-160
1215 Boscobel Street		
Nashville, TN 37206		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Robertson Properties, LLC**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Michelle M. Silberklett**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 148 on the plan of East Edgefield Addition, of record in Book 21, page 147, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Robertson Properties, LLC, by deed from Glenda McLendon Ashford, on November 7, 2003, of record in Instrument Number 20031110-0164580, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 21, page 147, Register's Office Davidson County, Tennessee.

This is improved property known as: **1215 Boscobel Street, Nashville, TN 37206**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this February 5, 2004.

Davidson County DEEDWARR
Recvd: 02/12/04 11:36 2pgs
Fees:13.00 Taxes:418.10
20040212-0016880

Robertson Properties, LLC

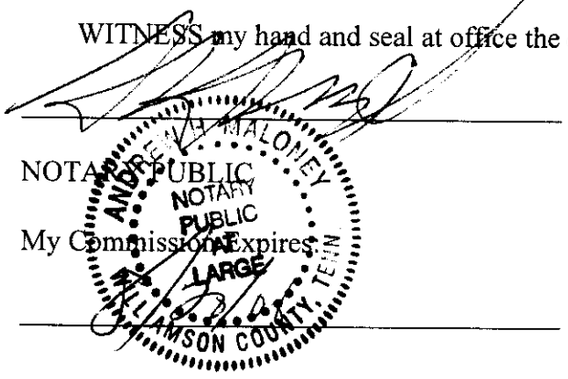
By Joseph Robertson, Chief Manager

STATE OF TENNESSEE

COUNTY OF Davidson

On this 5th day of February, 2004, before me, appeared Joseph Robertson, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the Chief Manager of Robertson Properties, LLC, and that the seal affixed to said instrument is the limited liability corporate seal of said corporation (or association), and that said instrument was signed and sealed in behalf of said limited liability corporation (or association) by authority of its Members (or Trustees) and said Joseph Robertson, acknowledged said instrument to be the free act and deed of said corporation (or association).

WITNESS my hand and seal at office the day and year above written.



NOTARY PUBLIC

My Commission Expires: