BOX 10-A

RETURN TO
PRE[illegible] TTLE & ESCROW, LLC
4301 H[illegible] BORO ROAD, STE 300
NASH[illegible] TENNESSEE 37215

Davidson County DEEDWARR
Recvd: 04/13/04 10:45 2pgs
Fees:13.00 Taxes:621.60
20040413-0041284

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$168,000.00.**

Kaz E. Arbazpst
Affiant

Subscribed and sworn to before me, this the 12th day of April, 2004.

Brenda S. Lane
Notary Public

My commission expires: 8/23/07
(AFFIX SEAL)

Brenda S. Lane NOTARY PUBLIC State of Tennessee

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Edward E. Shake	**Edward E. Shake**	**132-01-12.00**
c/o Chad Shake	**c/o Chad Shake**	
748 Huffine Manor Circle	**748 Huffine Manor Circle**	
Franklin, TN 37067	**Franklin, TN 37067**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, I,

Robert Kincaid, an unmarried man

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

Edward E. Shake, married

HEREINAFTER CALLED THE GRANTEES, HIS 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, TN, being part of Lot No. 6 of Block 14, on the Map of College Park, of record in Book 843, Page 29, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said part of lot fronts 140.27 feet on the easterly side of Rockdale Avenue, and extends back 110.54 feet on the north line and 160 feet on the south line to a dead line in the rear on which it measures 124 feet.

Being the same property conveyed to Robert Kincaid, an unmarried man by deed dated January 16, 2004 from Lucien B. Acuff and wife, Emily H. Acuff of record in Instrument No. 20040122-0008720, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Lucien B. Acuff and wife, Emily H. Acuff by deed dated April 30, 1986 from Pauline Gwendolyn Stinson of record in Book 6853, Page 892, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2004 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **4102 Rockdale Avenue, Nashville, TN 37204**

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, his heirs and assigns, forever,; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 12th day of April, 2004.

Robert Kincaid
Robert Kincaid

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert Kincaid, unmarried,** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Brentwood, Tennessee on this **12th** day of **April, 2004.**

Notary Public

My Commission Expires: 3-1-08

