FILE BOX 45

WARRANTY DEED

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 176,000.00

Shirley W. Tomlin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of June, 2004

Patricia Nicholls
Notary Public:

MY COMMISSION EXPIRES: 1/29/05
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Shirley W. Tomlin	NEW OWNER	Map 142
1308 General George Patton Rd.		Group 9-0-E
Nashville, TN 37221		Parcel 94 CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

William L. Renick, Jr. and Nancy R. Lacy, Successor Trustees of the Emma K. Renick Revocable Trust

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Shirley W. Tomlin
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:

Being Unit No. 1308, together with the carport designated No. 1308-C in River Plantation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plan of River Plantation, Section Seven, Condominium Apartments, record in Book 5200, Pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226, Page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made

BEING the same property conveyed to Emma K. Renick, Trustee of the Emma K. Renick Revocable Trust by Quitclaim Deed from Emma K. Renick, Trustee U/A/D February 25, 1997, of the Renick Joint Revocable Living Trust , of record in Book 11199, Page 414, Register's Office for said County. See also Quitclaim Deed of record in Book 10377, Page 985 and deed of record in Book 6846, Page 280, said Register's Office. The said William L. Renick, Sr. having predeceased Emma K. Renick. The said Emma K. Renick now deceased leaving William L. Renick, Jr. and Nancy R. Lacy as Successor Trustees of the Emma K. Renick Revocable Trust.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 8061, Page 341; Book 9326, Page 917; Book 9053, Page 256; and Book 6226, Page 9, said Register's Office.

This conveyance is made subject to: (1) 2004 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Book 5200, Page 705 and 706; and (3) TVA Easement of record in Book 2277, Page 619; Book 2274, Page 574; and Book 3028, Page 605, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 1308 General George Patton Rd., Nashville, TN 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging to the 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. 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.

Davidson County DEEDWARR
Recvd: 07/01/04 11:50 2pgs
Fees:13.00 Taxes:651.20
20040701-0078408

Witness our hands this 30th day of June, 2004.

William L. Renick, Jr., Successor Trustee of
the Emma K. Renick Revocable Trust

Nancy R. Lacy, Successor Trustee of the
Emma K. Renick Revocable Trust

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Renick, Jr. and Nancy R. Lacy, Successor Trustees of the Emma K. Renick Revocable Trust, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that theyexecuted the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of June, 2004.

My Commission Expires: 1/29/05

Notary Public

PATRICIA NICHOLLS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.