FILE BOX "7"

Davidson County DEEDWARR
Recvd: 07/08/04 09:29 3pgs
Fees:18.00 Taxes:100.64
20040708-0081092

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43056A

WARRANTY DEED

JANET S. DAVIS 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 $27,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of June, 2004.

Notary Public

MY COMMISSION EXPIRES: 5-24-2008

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PLUTO PROPERTIES, LLC and	SAME AS NEW OWNER	105-4
SAUNDERS COMPANY OF NORTH FLORIDA, INC.		Parcels 171,172
1302 Fenner Court		377, 368 & 169
Franklin, TN 37064		

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, I/WE,

Pluto Properties, LLC

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

PLUTO PROPERTIES, LLC as to an 87.64% Interest and SAUNDERS COMPANY OF NORTH FLORIDA, INC., as to a 12.36% Interest

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:

See Attached Exhibit A

Being the same property conveyed to Pluto Properties, LLC, by deed from IB Property Holding, LLC, of record as Instrument Number 20040517-0057594, Register's Office for Davidson County, Tennessee.

GRANTEES understand the property is conveyed subject to an indebtedness secured by Instrument of record in Instrument Number 20040517-0057595, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 1233 and 1235 Lewis St., Nashville, TN 37210

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.

Witness my/our hand(s) this 17th day of June, 2004

Pluto Properties, LLC

BY: _____
OMAR MELO, CHIEF ~~MANAGER~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared OMAR MELO, with whom I am personally acquainted, and who upon oath acknowledged himself to be the Chief Manager of the PLUTO PROPERTIES, LLC, A LIMITED LIABILITY COMPANY, and that he as such CHIEF MANAGER, executed the foregoing instrument for the purposes therein contained, by signing the name of the LIMITED LIABILITY COMPANY, as himself as such CHIEF MANAGER.

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of June, 2004.

Janet S. Davis
NOTARY PUBLIC

My Commission Expires: 5-24-2008

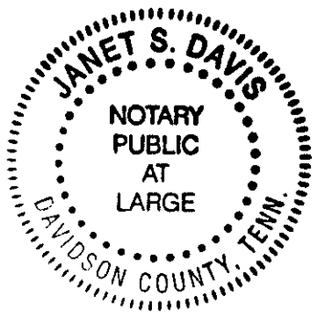


EXHIBIT "A"

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

TRACT 1: BEING THE SOUTHERLY 12 1/2 FEET OF LOT NO. 22 AND THE NORTHERLY 25 FEET OF LTO NO. 23 ON THE REVISED PLAN OF TRIMBLE'S NATIONAL HILL ADDITION OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE FOR SAID COUNTY, AS FOLLOWS: SAID PARTS OF LOTS NOS 22 AND 23 FRONT TOGETHER 37 1/2 FEET ON THE WESTERLY SIDE OF LEWIS, FORMERLY EAST HILL STREET AND EXTENDS BACK BETWEEN PARALLEL LINES 129 FEET TO AN ALLEY.

TRACT 2: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 26 AND THE SOUTHERLY ONE-HALF OF LOT NO. 23 ON THE PLAN OF TRIMBLE'S NATIONAL HILL ADDITION, AS OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE FOR SAID COUNTY, AS FOLLOWS: SAID LOT NO. 26 AND PART OF LOT NO. 23 FRONT TOGETHER 75 FEET ON THE WESTERLY SIDE OF EAST HILL STREET AND RUNS BACK BETWEEN PARALLEL LINES 120 FEET TO AN ALLEY.

TRACT 3: BEING NO. 19 AND PART OF LOT NO. 22, TRIMBLES NATIONAL HILL PLAN, AMENDED, AS OF RECORD IN PLAT BOOK 21, PAGE 121, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND FURTHER DESCRIBED ACCORDING TO SURVEY MADE BY JOHN KOHL AND CO. DATED JUNE 7, 1983, AS FOLLOWS

SAID LOT NO. 19 AND PART OF LOT NO. 22 FRONT TOGETHER ON THE WESTERLY MARGIN OF LEWIS STREET AND RUNS BACK 120.0 FEET ON THE NORTHERLY LINE AND 120.0 FEET ON THE SOUTHERLY LINE TO AN ALLEY IN THE REAR ON WHICH IT MEASURES 87.5 FEET THERON.

TRACT 4: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHERLY 30 FEET OF LOT NO. 30 ON THE REVISED PLAN OF TRIMBLE'S NATIONAL ADDITION, AS OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE FOR SAID COUNTY.

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 27 ON THE REVISED PLAN OF TRIMBLE'S NATIONAL HILL ADDITION, AS OF RECORD IN BOOK 21, PAGE 121, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 27 FRONTS 50 FEET ON THE WESTERLY SIDE OF EAST HILL STREET AND RUNS BACK BETWEEN PARALLEL LINES 120 FEET, MORE OR LESS, TO AN ALLEY.