(1) Box 36

File #200410198

Davidson County DEEDWARR
Recvd: 07/21/04 14:24 2pgs
Fees:13.00 Taxes:740.00

20040721-0087338

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 200,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of July, 2004.

Notary Public

MY COMMISSION EXPIRES: 11/30/04

(AFFIX SEAL)

CAROL RIVERS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN MY COMMISSION EXPIRES: NOVEMBER 30, 2004

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rita J. Rothstein as Trustee of the Rothstein 2000 Living Trust		Map: 172-12-A-81.00
(NAME) 5517 Seesaw ~~Court~~ Rd. Ct.	(NAME) SAME	Parcel:
(ADDRESS) Nashville TN 37211	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **KEVIN BRONS,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **RITA J. ROTHSTEIN AS TRUSTEE OF THE ROTHSTEIN 2000 LIVING TRUST,** 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:

Land in Davidson County, Tennessee, being all of Lot No. 124, on the Plan of Section Five, Bradford Hills, as shown by plat appearing of record in Plat Book 7900, Page 287, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Kevin Brons by Warranty Deed dated July 30, 2002 of record in Instrument No. 20020802-0092656, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Declaration of Covenants, Conditions and Restrictions of record in Book 8069, Page 170 and in Book 8372, Page 901; By-Laws of record in Book 8071, Page 531; Charter of Bradford Hills Homeowners' Association of record in Book 8071, Page 520; Quitclaim Deed to Homeowners' Association of record in Book 9779, Page 672; Deed of Conveyance of record in Book 8377, Page 769 and Book 8377, Page 808; Boundary Plat of record in Book 7900, Page 6; all matters shown on plat of record in Plat Book 7900, Page 287; and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 5517 Seesaw ~~Court~~ Rd. Ct., Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 15th day of July, 2004.

Kevin Brons

STATE OF Tennessee

COUNTY OF Williamson

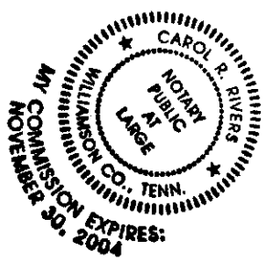
Before me, the undersigned Notary Public, personally appeared Kevin Brons who is known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 15th day of July, 2004.

Carol R. Rivers

Notary Public

My Commission Expires: 11/30/04



(SEAL)

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027