File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
from information furnished by the parties
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

W & I Ref:(_____) Title No: 45792
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 08/02/04 12:31 2pgs
Fees:13.00 Taxes:962.00
20040802-0092144

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Gianikas Contractors, Inc. 309 White Bridge Road Nashville, Tennessee 37209	SAME

TAX MAP-PARCEL NUMBERS: 115-16-041

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$260,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Anne Vaughn Parman, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Gianikas Contractors, Inc.** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being lot No. 14 on the Plan of West Meade Farms, Inc., Section "B" as of record in Book 1835, Page 7, Register's Office for said County, described as follows:

Beginning on the northeasterly margin of West Meade Drive at the corner of lots Nos. 14 and 15; thence with the line between said two lots, northeastwardly 238 feet to the common corner of lots Nos. 14, 15 and 16; thence with the line between lots Nos. 14 and 16, southeastwardly 143.9 feet; thence south 18 deg. 35 feet west 212.3 feet; thence south 59 deg. 06 feet west 178.1 feet to the northeasterly margin of West Meade Drive; thence with said Drive, northwestwardly 239.7 feet to the beginning.

Being the same property conveyed to O.C. Parman and wife, Anne Vaughn Parman by deed from Leonard Melton, Jr., and wife Martha T. Melton of record in Book 3253, Page 383 Register's Office for said County. O. C. Parman has since died, thereby leaving Anne Vaughn Parman as surviving tenant by the entirety.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2004, and subsequent years; The Plan, with Owner's Certificate, of record in Book 1835 Page 7, said Register's Office, which Plan shows a 100 foot minimum building setback line from West Meade Drive and a 10 foot easement for public utility purposes along the rear and southerly side line(s) of said lot.

This is improved property, known as: 316 West Meade, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 2nd day of August, 2004.

Anne Vaughn Parman

Anne Vaughn Parman

State of TENNESSEE
County of DAVIDSON

On this 2nd day of August, 2004 , before me the undersigned authority, personally appeared Anne Vaughn Parman , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 24, 2008

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $260,000.00

Affiant

Sworn and subscribed before me this the 2nd day of August, 2004

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 24, 2008

Notary Public