WARRANTY DEED

SPENCER R. TALBOTT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

MY COMMISSION EXPIRES JAN 27, 2007

G-MFR-04-1008

STATE OF Tennessee

COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

Subscribed and sworn to before me, this 24th DAY OF September, 2004.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RUDY TITLE & ESCROW, LLC

2012 21st Avenue South

NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Child Care Alliance, Inc.	SAME	
P.O. Box 60013 (ADDRESS)	(NAME)	072-05-0-122
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(ADDRESS) (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we LETHA L. PALMORE, UNMARRIED,, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHILD CARE ALLIANCE, INC., hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 4, ON THE MAP SHOWING THE RESUDIVISION OF LOT NO. 41 ON THE PLAN OF DR. E. T. BROWN'S SUBDIVISION OF THE J. B. KING LAND, OF RECORD IN BOOK 332, PAGE 69, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT IN THE SOUTH MARGIN OF TRINITY LANE 99.6 FEET EAST OF THE EAST RIGHT OF WAY LINE OF L. & N. RAILROAD; THENCE SOUTH 250.7 FEET TO A POINT; THENCE EASTERLY 72.3 FEET TO A POINT; THENCE NORTHERLY 278.4 FEET TO THE SOUTH MARGIN OF TRINITY LANE; THENCE WITH THE MARGIN OF THE SAME 70 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THOMAS T. PALMORE AND WIFE, LETHA L. PALMORE BY INSTALLMENT DEED FROM CLOUD V. ECKHARDT AND WIFE, HELEN E. ECKHARDT, RECORDED THE 30TH DAY OF June, 1965 IN DEED BOOK 3907, PAGE 665, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. SAID THOMAS T. PALMORE HAVING SINCE DIED.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 332, page 69 and Book 408, page 773, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1008 East Trinity Lane, Nashville, Tennessee 37216
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 24th day of September, 2004.

X Letha L. Palmore
Letha L. Palmore

Davidson County DEEDWARR
Recvd: 09/30/04 14:05 2pgs
Fees:13.00 Taxes:925.00

20040930-0117999

STATE OF Tennessee
COUNTY OF Davidson

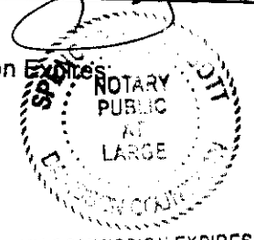
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Letha L. Palmore, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 24th day of September, 2004.

Notary Public

My Commission Expires:

(SEAL)



MY COMMISSION EXPIRES
JAN 27, 2007

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903