Subj: **Warranty Deed**
Date: 10/7/2004 4:50:22 PM Central Standard Time
From: grant@stocktontitle.com
To: jlyeik@cs.com
Received from Internet: click here for more information

Davidson County DEEDWARR
Recvd: 10/14/04 13:30 3pgs
Fees:18.00 Taxes:185.00
20041014-0123951

The legal description I will be using with this document is the on produced by the survey company. I will be sending the Settlement Statement to you in the morning. I will call you when I send it.

This Instrument Was Prepared By:
Michael K. Radford
Stockton Title and Escrow, LLC
5110 Maryland Way, Ste. 320
Brentwood, TN 37027

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John L. Yeik and wife, Susan S. Yeik**, (hereinafter referred to as "Grantor") have this day bargained and sold and do hereby transfer and convey to **Cumberland Properties, LLC,** (hereinafter referred to as "Grantee") their heirs and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED LEGAL EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title there unto belonging, unto the said Grantee (s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said parcel of real estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate to the Grantee(s), their heirs and assigns against the lawful claims of all persons, whosoever.

Witness our hands this 8 day of October 2004.

John L. Yeik

Susan S. Yeik

Susan S. Yeik

STATE OF COLORADO
COUNTY OF ARAPAHOE

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, **John L. Yeik and Susan S. Yeik,** to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged they executed the same as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 8 day of, 2004 - October

KAY F. AHR
NOTARY PUBLIC
STATE OF COLORADO
My Commission Expires 10/18/2006

Kay F. Ahr
Notary Public

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is **$50,000.00**, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 14 day of ~~August,~~ October 2004.

GRANT B. STOCKTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires:
My Commission Expires SEPT 20, 2008

Map and Parcel: 150-168
ADDRESS OF NEW OWNER Cumberland Properties, LLC, 7003 Chadwick Dr., Suite 264
AND PERSON RESPONSIBLE FOR TAXES: Brentwood, TN 37027

Exhibit "A"

Property lying in Eastern Davidson County, Tennessee, on the north margin of Mt. View Road and being 467.32' northeast of the margin of Belle Oaks Drive, bounded on the south by Mt. ViewRoad; on the west by Belle Oaks Subdivision, Phase 1 of record in Plat Book 6900, Page 768; on the North by Lot 1, McCain Acres of record in Plat Book 6050, Page 519; on the east by property belonging now or formerly to W. Black of record in Deed Book 1784, Page 357 and Lot 3, McCain Acres and more specifically described as follows:

Beginning at an iron pin on the north margin of Mt. View Road and being 467.32' northwest of the east margin of Belle Oaks Drive and being the southwest corner of the herein described tract; thence with the east boundary of Belle Oaks Subdivsion, Phase 1, N-29 deg. 08' 43"-W, 516.40' to a concrete monument at the northwest corner of the herein described tract; thence N-69 deg. 03' 33"-E, 569.31' to an iron pin in a fence, the northeast corner of this Lot (2A); thence S-07 deg. 10' 07"-W, 241.93' to an iron pin in a fence; thence S-63 deg. 06' 04" -W, 254.06' to an iron pin; thence S-23 degrees 21' 47" -E, 102.30' to an iron pin; thence S-58 deg. 35' 57" -W, 85.16' to an iron pin; thence S-29 deg. 08' 42" -E, 142.25' to an iron pin on the north margin of Mt. View Road; thence with the North margin of said road S-58 deg. 35' 57" -W, 71.00' to an iron pin, the point of beginning containing 3.28 acres according to survey by Galyon W. Northcutt, Tennessee RLS# 1529, dated January 24, 1996 and re-recorded October 4, 2004.

Being the same property conveyed to John L. Yeik and wife, Suzanne S. Yeik from Heather Seger, formerly known as, Heather L. McWhirter and Heather L. McWhirter-Yeik by Quitclaim Deed dated 10/03/97, recorded 10/06/97, in Book 10636, page 346, Register's Office for said County. Property previously conveyed by Deed recorded in Book 8890, Page 743, said Register's Office.

Map and Parcel 150-168.00

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property.