This instrument prepared by:
Benchmark Title Company
110 Court Square - P.O. Box 39
Lafayette, Tennessee 37083

Davidson County DEEDWARR
Recvd: 11/18/04 09:00 2pgs
Fees:13.00 Taxes:136.90
20041118-0138396

WARRANTY DEED

RESPONSIBLE TAXPAYER(S) AND OWNER(S):
J. W. Construction
8125 White Creek Pike
Joelton, TN 37080

MAP: 72-11 PARCEL: 226 (Lot 66), 227 (Lot 67)

FOR AND IN CONSIDERATION of THIRTY-SEVEN THOUSAND ($37,000.00) DOLLARS, cash in hand paid by the Grantees to the Grantors, the receipt and sufficiency of which are hereby acknowledged in full, we, ***ADVANCE HOUSING CONCEPTS, LLC,*** have bargained and sold, and by these presents do transfer and convey unto, ***J. W. CONSTRUCTION,*** its successors and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, described as follows:

BEING Lots Nos. 66 and 67, in W. J. Myers Subdivision, a plan of which is of record in Book 532, Page 66, of the Register's Office for Davidson County, to which plan special reference is here made for description of said lots. Said Lots 66 and 67 front 50 feet each of the easterly side of Pennington Avenue and run back between parallel lines 150 feet to an alley in the rear.

BEING the same property conveyed to Advance Housing Concepts, LLC from Edward W. Meek by Warranty Deed dated 11/17/04 being instrument number ___ * _____ of record in the Register's Office for Davidson County, Tennessee.

* 20041118-0138395

Possession date of deed.

2004 taxes shall be prorated.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to, ***J. W. CONSTRUCTION,*** its successors and assigns, forever. And we covenant with the said, ***J. W. CONSTRUCTION,*** 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, except for applicable building and zoning regulations, all visible easements, and any restrictions of record.

And we do further covenant and bind our successors and assigns, to warrant and forever defend the title to said land to the said, ***J. W. CONSTRUCTION,*** its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS, this 17 day of November, 2004.

ADVANCE HOUSING CONCEPTS, LLC

Henry Ragan Hall III

HENRY RAGAN HALL, III, CHIEF MEMBER

Daryl Adler, Member

DARYL ADLER, MEMBER

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared ***HENRY RAGAN HALL, III and DARYL ADLER***, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be Chief Member and Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation, by themselves as such Chief Member and Member.

Witness my hand and seal, at office in Portland, Tennessee, this 17 day of November, 2004.

Stacy Frey
Notary Public

My Commission Expires: 2-1-06.

STACY FREY NOTARY PUBLIC AT LARGE MACON COUNTY TENNESSEE

AFFIDAVIT

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $37,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Jason Wilkins
AFFIANT

Subscribed and sworn to before me this 17 day of November, 2004.

Stacy Frey
REGISTER OR NOTARY

MY COMMISSION EXPIRES: 2-1-06
jlj/RE-6623(a)

STACY FREY NOTARY PUBLIC AT LARGE MACON COUNTY TENNESSEE