(5)
Box 136

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/13/04 14:24 3pgs
Fees:18.00 Taxes:3237.50

20041213-0147947

STATE OF TENNESSEE, COUNTY OF DAVIDSON.

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $875,000.00. OAT Properties, LLC

Affiant Chief Manager

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13th DAY OF DECEMBER, 2004.

NOTARY PUBLIC

My commission expires: _____

NOTARY PUBLIC AT LARGE David B. Herbert My Commission Expires January 29, 2005 STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY:
******David B. Herbert*******
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
OAT Properties, LLC PO Box 330597 Nashville, TN 37203	Same	92-16-020.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **MARY JO LODEN TULEY, an individual, JAMES C. LODEN, an individual, ANN E. LODEN, and individual, and SUNTRUST BANK, successor to Third National Bank, and CLIETT GOODPASTURE, Co-Trustees of the James P. Loden Family Trust, as tenants in common (collectively the "Grantors")**, by these presents, do hereby convey, bargain, transfer, sell and assign unto **OAT PROPERTIES, LLC, a Tennessee limited liability company ("Grantee")**, its successors and assigns, each of the Grantor's undivided interest in the following tract of land in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of the Subdivision of part of Lot No. 155, Boyd Home Tract, of record in Minute Book 19, page 241, Chancery Court of Davidson County, Tennessee, and also more particularly described according to Survey by John Kohl and Company, P.C., Nashville, Tennessee, Patrick S. Coode, Tenn. R.L.S. No. 855, dated November 4, 2004, as follows:

Beginning at the southwest intersection of Hayes Street and Twentieth Avenue North; thence with the right of way of Twentieth Avenue North, South 37 deg. 00 min, 36 sec. East, 164.70 feet (165 feet as recorded) to the northerly right of way of Alley No. 382; thence with said Alley, South 52 deg. 50 min. 31 sec. West, 100.00 feet; thence leaving said Alley, North 37 deg. 00 min. 36 sec. West, 164.72 feet (165 feet as recorded) to the southerly right of way of Hayes Street; thence with Hayes Street, North 52 deg. 51 min. 13 sec. East, 100.00 feet to the point of beginning.

Being the same property conveyed to Mary Jo Loden Tuley by Quitclaim Deed of record as Instrument No. 20041213-0147943; conveyed to James C. Loden by Quitclaim Deed of record as Instrument No. 20041213-0147945; conveyed to Ann E. Loden by Quitclaim Deed of record as Instrument No. 20041213-0147946, and conveyed to SunTrust Bank, successor to Third National Bank, and to Cliett Goodpasture, Co-Trustees of the James P. Loden Family Trust, by Quitclaim Deed of record as Instrument No. 20041213-0147944 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 2001 Hayes Street, Nashville, Tennessee, 37203.
This property is not the usual place of residence of any of the individual Grantors.

The conveyance of the above-described parcel of land is subject to the following:

1. Metropolitan Nashville/Davidson County taxes for 2004 on Map/Parcel 92-16-020.00, which have been prorated between the parties hereto to the date of closing.
2. Any and all zoning regulations and building code restrictions applicable to this property.

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, its successors and assigns, forever,

and GRANTORS, individually and collectively, do covenant with the said GRANTEE 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 GRANTORS, individually and collectively, do further covenant and bind themselves, their successors, heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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.

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this the 10th day of December, 2004.

Mary Jo Loden Tuley
Mary Jo Loden Tuley, individually

James C. Loden, individually

Ann E. Loden
Ann E. Loden, individually

SUNTRUST BANK, successor to Third National Bank, Co-Trustee of the James P. Loden Family Trust

BY:
Its: First Vice President

AND

BY:
Cliett Goodpasture, Co-Trustee of the James P. Loden Family Trust

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 10th day of December 2004, before me personally appeared Mary Jo Loden Tuley, an individual, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed for the purposes therein contained.

My commission expires:
3/21/05

Bobbie Cameron
Notary Public

SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 10th day of December 2004, before me personally appeared James C. Loden, an individual, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed for the purposes therein contained.

My commission expires:
3/21/05

Bobbie Cameron
Notary Public

SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of December 2004, before me personally appeared Ann E. Loden, an individual, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed for the purposes therein contained.

My commission expires:

_____

Notary Public

SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for the County and State aforesaid, personally appeared William L. Fuson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged him/herself to be the First Vice President of SunTrust Bank, a national banking association and successor to Third National Bank, Co-Trustee of the James P. Loden Family Trust, the within named bargainor, and that he/she as such First Vice President of said Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the association as Co-Trustee by himself as such First Vice President.

WITNESS my hand and seal at office in Nashville, TN, this 9th day of December, 2004.

My commission expires:

_____

Notary Public

SEAL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Bobbie Carney, a Notary Public in and for the County and State aforesaid, personally appeared Cliett Goodpasture, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Co-Trustee of the James P. Loden Family Trust, the within named bargainor, and that he as such Co-Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville TN, this 10th day of December, 2004.

My commission expires:
3/26/05

Bobbie Carney
Notary Public

SEAL

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