State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $49,500.00.

Subscribed and sworn to before me, this 18th day of March, 2005.

Affiant

My Commission Expires:

Notary Public

File No. 3961

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
First National Financial Title Svs., Inc.
25 Century Boulevard
Suite 203
Nashville, TN 37214

Davidson County DEEDWARR
Recvd: 03/30/05 10:07 2 pgs
Fees:13.00 Taxes:183.15
20050330-0034293

ADDRESS OF NEW OWNER:		SEND TAX BILLS TO:	
NAME: River Crest Homes, LLC		NAME: River Crest Homes, LLC	
STREET ADDRESS: 304, 306 308 Alice Avenue		STREET ADDRESS: 1520 Towne Park Lane	
CITY: Nashville	STATE: Tennessee	CITY: Franklin	STATE: Tennessee
ZIP CODE: 37211		ZIP CODE: 37067	
MAP & PARCEL NO.: 147-07-0-202.00			

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Robbie Mae Davis N/K/A Robbie Mae Davis Gunn

Hereinafter called Grantor has, bargained and sold, and by these presents do hereby transfer and convey unto River Crest Homes, LLC, a Tennessee Limited Liability Company,

Hereinafter called Grantee, his/her heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot Nos. 26, 27 and 28, Resubdivision of Lots 26-29 Pritchett Land, as shown by plat of record in Plat Book 7900, Page 277, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING a portion of the same property conveyed to George M. Davis and wife, Robbie Mae Davis by Warranty Deed from Ada Davis, dated 04/23/59, recorded 04/23/59, in Book 2902, Page 275, Davidson County, Tennessee.
George

George M. Davis having died 10/23/1980.

Jacob Gunn having died 09/09/1999.

This is improved property known as 304, 306 308 Alice Avenue, Nashville, TN 37211

To have and to hold the said tract or parcel of land, with all the appurtenance, estate, title and interest thereto belonging to the said Grantee, his/her heirs and assigns, forever; and I do covenant with the said Grantee that I am lawfully seized 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; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 18th day of March, 2005.

Robbie Mae Davis N/K/A Robbie Mae Davis Gunn

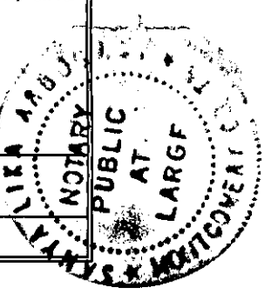
Robbie Mae Davis N/K/A Robbie Mae Davis Gunn

State of Tennessee
County of Davidson } ss

On this the 18th day of March, 2005, before me, the undersigned Notary Public, personally appeared **Robbie Mae Davis N/K/A Robbie Mae Davis Gunn**, known to me (or satisfactorily proven) to be the person whose nameis subscribed to the within instrument, and acknowledged that she executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public
My commission expires 4-18-08



WARRANTY DEED