FILE BOX 45

WARRANTY DEED

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 201,337.00

Judy D. Holland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of March, 2005

Notary Public: Zana C. Petty

MY COMMISSION EXPIRES: 01/27/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Judy D. Holland	First Horizon Home Loan Corp.	Map 85
324 Riverstone Blvd.	P.O. Box 7481	Group 14-0-A
Nashville, TN 37214	Springfield, OH 45501	Parcel 324-CO

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Caliber Development Group, L.P.

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Judy D. Holland and William O. Holland, Jr. wife and husband
hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Unit No. 5, on the Plan of Riverstone Condominiums, Phase Two of record in Instrument 20010814-0087503, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Caliber Development Group, L.P. by deed from Riley, Russell, Cahn & Associates of record in Book 10467, Page 32, said Register's Office, dated May 22, 1997.

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 6998, Page 839; Book 7245, Page 211; Book 11016, Page 159; Book 6998, Page 868; and Book 7245, Page 250, said Register's Office.

This conveyance is made subject to: (1) 2005 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Instrument 20010814-0087503; and (3) Sanitary Sewer Easement of record in Book 4786, Page 789 and Book 5166, Page 820, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 324 Riverstone Blvd., Nashville, TN 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 hand this 31st day of March, 2005.

Caliber Development Group, L.P.

BY: _____
Gary Pickens, General Partner

Davidson County DEEDWARR
Recvd: 04/04/05 12:47 2 pgs
Fees:13.00 Taxes:744.95

20050404-0036272

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gary Pickens with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the General Partner respectively of the Caliber Development Group, L.P. the within named bargainer, and that he/she as such General Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing Gary Pickens as such General Partner.

Witness my hand and official seal at office at Nashville, TN on this the 31st day of March, 2005.

My Commission Expires: 01/27/07

Notary Public

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.