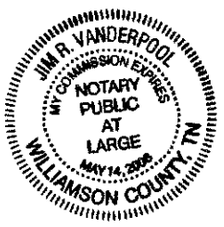
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 27,200.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 30TH DAY OF MARCH, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5120 VIRGINIA WAY, C-22, BRENTWOOD, TN 37027
file # 05-00683

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Brent Miller	Same	MAP:
1053 Antioch Pike	310 Radnor Street	Parcel:133-08 32.00
Nashville, TN 37211	Nashville, TN 37211	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

THOMAS MATTINGLY, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

BRENT MILLER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is unimproved property known as 1053 Antioch Pike, Nashville, TN 37211

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 the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors 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.

Witness my hand on the 30th day of March, 2005.

Thomas Mattingly

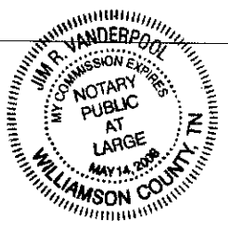
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, THOMAS MATTINGLY, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee , this 30th day of March, 2005.

Notary Public

My Commission Expires:



Davidson County DEEDWARR
Recvd: 04/07/05 11:53 2 pgs
Fees:13.00 Taxes:100.64
20050407-0038329

EXHIBIT A - LEGAL DESCRIPTION

BEING LOT NO. 7, ON THE PLAN OF N. R. ROBERTS SUBDIVISION, NOT OF RECORD, DESCRIBED AS FOLLOWS:

SAID LOT NO. 7 FRONTS 60 FEET ON THE SOUTHERLY SIDE OF ANTIOCH PIKE AND RUNS BACK BETWEEN PARALLEL LINES 180 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED FROM B. LARRY ROBERTS AND WIFE, LAURA S. ROBERTS TO THOMAS MATTINGLY AS RECORDED ON THE 30TH DAY OF MARCH, 2005 IN INSTRUMENT NO. 20050330-0034759 AND ALSO CONVEYED BY QUITCLAIM DEED FROM NORMA POTTS TO B. LARRY POTTS AND WIFE, LAURA S. ROBERTS AS RECORDED ON THE 30TH DAY OF MARCH, 2005 IN INSTRUMENT NO. 20050330-0034757 AND ALSO CONVEYED BY WARRANTY DEED FROM BRUCE L. ROBERTS AND WIFE, LAURA S. ROBERTS, AS TO A ONE-HALF UNDIVIDED INTEREST AND ERIN A. POTTS, UNMARRIED TO NORMA POTTS AS RECORDED ON THE 3RD DAY OF MARCH, 1999 IN BOOK 11364, PAGE 87, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

**SAID PROPERTY IS NOT A PRIMARY RESIDENCE OF THE GRANTOR, THEREFORE NO MARITAL INTEREST NEED BE CONVEYED

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.