THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

Davidson County DEEDWARR
Recvd: 04/11/05 09:27 2 pgs
Fees:13.00 Taxes:888.00
20050411-0039373

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 240,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 2005

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) Comm Expires: July 10, 2008

CAROL L. McARTHUR NOTARY PUBLIC WILLIAMSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Prime Motive Builders, LLC (NAME)	SAME (NAME)	MAP 104-06
P. O. Box 2324 (ADDRESS)	(ADDRESS)	PARCEL 96
Brentwood, TN 37024 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Raymond E. Pruett and wife, Diane M. Pruett and Timothy W. Holmes and wife, Ginger P. Holmes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Prime Motive Builders, LLC , A Tennessee Limited Liability Company

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:

Land in Davidson County, Tennessee, being the northerly part of lots number 84 and 85 on the plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, pages 124 and 125, Register's Office for Davidson Coiunty, Tennessee, described according to a survey of George W. Watkins dated December 12, 1949 as follows:

Beginning on the northwesterly margin of Marlborough Avenue, at the northeast corner of the property conveyed to Samuel T. Drake and wife by deed from R. P. Hill and wife, of record in Book 1787,page 387, said Register's Office; thence with Drake's northerly line, westwardly 103.5 feet to the line between lots number 83 and 84; thence with the line between said two lots, northwardly 88.5 feet to the southerly margin of Acklen Avenue, formerly Love Circle; thence with the same, eastwardly 149.5 feet to the northwesterly margin of Marlborough Avenue; thence with same southwestwardly 147 feet to the beginning.

Being the same property conveyed to Raymond E. Pruett and wife, Diane M. Pruett and Timothy W. Holmes and wife, Ginger P.Holmes by deed of record as instrument number ~~2000619-0006512~~ 2000619-0060512, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3408 Marlborough Avenue, Nashville, TN 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hand s this 30th day of March, 2005

Raymond E. Pruett by Ginger P. Holmes his attorney-in-fact

Timothy W. Holmes by Ginger P. Holmes his atty-in-fact

Diane M. Pruett by Ginger P.Holmes her atty in fact

Ginger P. Holmes

STATE OF Tennessee
Davidson County

Personally appeared before me, James A. Waechter, a Notary Public in and for said County and State, the within named Ginger P. Holmes

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, TN, this 30th day of March, 2005

Commission expires 1-26-09

Notary Public

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

On this 30th day of March, 2005, personally appeared before me, Ginger P. Holmes, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of Raymond E. Pruett, Diane M. Pruett and Timothy W. Holmes and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this 30th day of March, 2005.

My commission expires: 1-26-09

Notary Public

JAMES A. WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN