Box 5

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF Dallas)
I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $9,000.00

AFFIANT

Sworn to and subscribed before me this 9th day of May, 2005.

NOTARY PUBLIC My commission expires: 9/30/06

Map and Parcel No. 43-13-418.00

Address of New Owner:
Marlon J. Broussard
1370 HAZELWOOD DR STE 212 A
SMYRNA, TN 37167
Send Tax Notices To:
SAME AS ABOVE

ASHLEY BRIDGES NOTARY PUBLIC STATE OF TEXAS EXPIRES 09-30-2006

SPECIAL WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, MAP/MAC, LLC., hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto Marlon J. Broussard, hereinafter referred to as Grantees, their heirs and assigns forever, all of its right, title and interest in the following described real estate, situated in Davidson County, Tennessee, to wit:

Davidson County DEEDWARR
Recvd: 05/11/05 10:43 2 pgs
Fees:13.00 Taxes:33.30
20050511-0053117

See legal description, Attachment "A" hereto, made a part hereof.

This is improved property, known as 400 Elm Street, Nashville, Tennessee, 37115.

THIS CONVEYANCE IS SUBJECT TO the 2005 Davidson County property taxes, which are not yet due and payable.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES with respect to that Warranty of Title set out in Attachment "B" hereto and made a part hereof. Additional reservations from and exceptions to this conveyance and the Warranty of Title are also set out in Attachment "B" hereto and made a part hereof. The subject real property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said MAP/MAC, LLC., has hereunto set its signature, this 9th day of May, 2005.

~~MAP/MAC, LLC~~

By:
Name & Title: Dan Barnett
managing Partner

STATE OF Texas)
COUNTY OF Dallas)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Dan Barnett, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be Partner (or other such officer authorized to execute this instrument) of MAP/MAC, LLC., the within-named bargainor, a corporation, and that such Partner, or other officer, as such Partner, executed the foregoing Special Warranty Deed for the purposes and considerations therein contained, by personally signing the name of the corporation as Managing Partner

WITNESS my hand and official seal of office, on this, the 9th day of May, 2005.

My commission expires: 9/30/06

NOTARY PUBLIC

ASHLEY BRIDGES NOTARY PUBLIC STATE OF TEXAS EXPIRES 09-30-2006

Attachment "A": Legal Description.

Certain real property located in Davidson County, Tennessee, being more particularly described as follows:

Property in Davidson County, Tennessee, being the westerly 50 feet of the Northerly 200 feet of Lot No. 39 of Block "I" on the plan of Forest Park Subdivision of record in Book 843, page 44, Register's Office for Davidson County, Tennessee.

Said portion of Lot # 39 fronts on the southerly margin of Elm Street and extends back between parallel lines 200 feet to a dead line in the rear measuring 50 feet thereon.

Being the same property conveyed to MAP/MAC, LLC, by Quit Claim Deed, from National Tax Assistance Corporation, dated January 20, 2005, recorded April 27, 2005, of record in Instrument Number 20050427-0046672, Register's Office for Davidson County, Tennessee.

Attachment "B": Warranty of Title, Reservations and Exceptions.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

The following reservations from and exceptions to this conveyance and the Warranty of Title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portions(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through of under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

This Instrument Prepared By:
Michael B. Womelduff
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

When Recorded Return To:

RELS
1100 Kermit Drive, Suite 204
Nashville, TN 37217