Name and Address of New Owners:
Leland Noble
1313 McALPINE AVE
NASHVILLE TN 37216

Send Tax Bills to:
New Owners

TAX ID NUMBERS:

Map 87-13 Parcel 93

Davidson County DEEDWARR
Recvd: 06/24/05 15:56 3 pgs
Fees:18.00 Taxes:323.75
20050624-0073108

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, CitiFinancial Mortgage Company, Inc., ("Grantor"), has bargained and sold, and hereby transfers and conveys to **Leland Noble*** ("Grantee"), his successors, heirs and assigns, certain land in **DAVIDSON** County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

*a single man

TO HAVE AND TO HOLD the said property with all appurtenances, estate, title and interest thereto belonging to Grantee, his successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

Subject to County property taxes for 2005 and subsequent years, a lien, not yet due; further subject to notes, easements, and building setback lines, etc., if any, as be set forth on the plan of Valley Grove, Section 6, as of record in Plat Book 5200, Page 583, Register's Office for Davidson County, Tennessee. Subject to Restrictive Covenants of record in Book 6112, Page 281, Register's Office for said County.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantee, his successors, heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor. Notwithstanding anything to the contrary contained herein, Grantor shall warrant and defend title only against title defects (if any) which originated while Grantor held title to the subject property.

Executed this the 1 day of June, 2005.

CitiFinancial Mortgage Company, Inc.

By: Sue Harber
TITLE Sue Harber, AVP

Attest: By: Alan Flanagan
TITLE Asst Secretary

SEAL CORPORATE

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENT

STATE OF TEXAS
COUNTY OF DALLAS

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Sue Harber and Alan Flanagan with whom I am personally acquainted and who upon their oaths acknowledged themselves to be the AVP and Asst Secretary respectively of CitiFinancial Mortgage Company, Inc. the within named bargainor, a corporation, and that Sue Harber as such AVP and Alan Flanagan as such Asst Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Sue Harber as such AVP and attesting the same by the said Alan Flanagan as such Asst Secretary.

Witness my hand and official seal at office at Coppell, Texas, on this the 7 day of June, 2005.

Notary Public

My Commission Expires:

GWEN Y JONES
NOTARY PUBLIC
State of Texas
Comm. Exp. 09-29-2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $87,500.00.

Affiant

Subscribed and sworn to before me
this 10th day of June, 2005.

Notary Public

My Commission Expires: 9-22-07

CHARLES A. SULLIVANT, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
200 MADISON STREET
MADISON, TN 37115

Exhibit "A"

Land in Davidson County, Tennessee, to wit:

Being Lot No. 117 on the Plan of Valley Grove, Section 6, as of record in Plat Book 5200, Page 583, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Citifinancial Mortgage Company by Substitutee Trustee's Deed from Valerie Ann Spicer, Substitute Trustee, of record as Instrument No. 20050506-0051191, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 4300 VALLEY GROVE DRIVE, HERMITAGE, TN 37076.