PREPARED BY VIVIAN BUTTURINI, Ed.S.
624 Williamsport Court
Nashville, TN 37221, Phone 354-6984

ADDRESS OF NEW OWNER

Laura Butturini Maddux
7441 Highway 70S, Apt. #464
Nashville, TN 37221

RESPONSIBILITY FOR TAX PAYMENT

SAME

Davidson County DEEDWARR
Recvd: 06/30/05 10:02 3 pgs
Fees:17.00 Taxes:0.00

20050630-0075317

TAX MAP-PARCEL NUMBERS: 128-03-B-007

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $180,000.000 cash in hand paid by the hereinafter names Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged the undersigned Vivian Cantrell Butturini, Trustee, Vivian Cantrell Butturini Revocable Living Trust, hereinafter called the Grantor, has bargained the sold, and by these presents does hereby transfer and convey unto Laura Butturini Maddux,* herein called the Grantee, Grantee heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **TO WIT:** * Trustee Laura Butturini Maddux revocable living trust

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Williamsport Subdivision, Section One of record in Book 7900, page 628 to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Craig Benoit and wife, Shelia Benoit by deed from Linda F. Bradford, unmarried, of record in Book 10053, page 918, Register's Office for Davidson County, Tennessee and the same property conveyed from Craig Benoit and wife, Shelia Benoit to Vivian Cantrell Butturini, Trustee of Vivian Butturini Revocable Living Trust by Deed Recorded as Instrument #20020911-0110693

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2005, and subsequent years: The Plan, with Owner's Certificate, of record in Plat Book 7900 Page 628, said Register's Office, which Plan shows a 20 foot minimum building setback line from Williamsport Court together with a designated building; Subject to the Declaration of Covenants, Conditions, and Restrictions of record in Book 9144, page 703, said Registers Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, knows as: 624 Williamsport Court, Nashville, Tennessee 37221.

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, Grantee's heirs or assigns, forever

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS AND BINDS Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claim of all persons whomsoever.

WITNESS THE EXECUTION HEREOF of this 30th day of June, 2005.

Vivian Cantrell Butturini
Vivian Cantrell Butturini, Trustee, Vivian Cantrell Living Revocable Trust

State of Tennessee
County of Davidson

On this 30 day of June 2005, before me the undersigned authority, personally appeared Vivian Butturini, to me known (or proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument, and acknowledge the execution as a free act and deed.

My Commission Expires: 7-30-05

Deborah Bond
Notary

NOTARY PUBLIC

AFFIDAVIT

This conveyance is to a revocable living trust and is exempt from the transfer tax pursuant to Tennessee Code Annotated, Section 67-4-409 (a) (3) (F).

Laura Butterini Maddux
Affiant

Sworn and subscribed before me this 30th day of June 2005.

Notary Public
TN/Davidson