WARRANTY DEED

Box 28-B

The actual consideration or value for this transfer is $ 120,000.00 .

AFFIANT

STATE OF TENNESSEE
COUNTY OF Davidson

SWORN TO AND SUBSCRIBED before me this 5 day of JULY, 2005.

NOTARY PUBLIC

My Commission Expires: 3-22-2008

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 07/06/05 12:17 2 pgs
Fees:13.00 Taxes:444.00

20050706-0077419

This space for Register of Deeds

My Commission Expires MAR. 22, 2008

This instrument prepared by: Johnny Ellis, Attorney, 306 Gay Street, Suite 200 Nashville, TN 37201, file#05070001

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
JOHN D. LILES, & LISA A. LILES 5590 John Hager Rd Mt Juliet, TN. 37122	New Owner	98-0 / 47.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by JOHN D. LILES and wife, LISA A. LILES, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **PATRICK M. NASH**, Unmarried, the GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto:

JOHN D. LILES *and wife*, **LISA A. LILES**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **DAVIDSON** County, State of Tennessee, described as follows:

A certain tract or parcel of land located in DAVIDSON County, Tennessee, described as follows, to-wit:

LAND in the 4th Civil District, described according to a survey by Murray D. Shanklin, Surveyor, dated March 8, 1973, as follows:

Beginning at a point in the easterly margin of Earhart Road, said point being the southwest corner of property conveyed to Charles H. Parman, and wife, Margaret Jean Parman, by deed of record in Book 4017, Page 251, said Register's office; thence running along Parman's southerly line south 84 deg. 05 minutes east 563.91 feet to an iron pin; thence south 83 deg. 57 minutes east 1102.02 feet to an iron pin; thence, south 4 deg. 27 minutes, west 352.63 feet to an iron pin; thence north 84 deg. 45 minutes west, 1557.03 feet to an iron pin in the easterly margin of Earhart Road; thence with same, north 18 deg. 27 minutes west, 184.92 feet to an iron pin; thence continuing with a curve having a radius of 465.013 feet, northwesterly 189.103 feet to an iron pin; thence, north 4 degrees, 51 minutes east, 21.51 feet to the point of beginning, containing 13.59 acres, more or less. INCLUDED IN THE ABOVE DESCRIPTIONbut excluded from this conveyance is the property described in ***

Being all the same property conveyed to Patrick M. Nash, Unmarried, by Warranty Deed from Joyce C. Garvin, Unmarried, dated August 5th 1993, and of record in Book 9052, page 771, Register's Office for Davidson County, Tennessee. See also Decree of Tax Redemption of Record as Instrument #20050304-0024365, said Register's Office.

The above description is the same as in the previous deed of record.

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. I do covenant with the said GRANTEES that I am 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. I do further covenant and bind myself, my 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.

The herein described property is subject to the following:
2005 Property taxes are to be prorated and assumed by the GRANTEES.

** See reverse for Reservation to Repurchase **

This is improved property known as: 3169 Earhart Road, Hermitage, TN. 37076.

Witness our hands this 5th day of JULY, 2005.

Patrick M. Nash
PATRICK M. NASH

*** Book 5936, page 257, and Book 7882, page 551 Register's Office for Davidson Co. TN.

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, Leroy J. Ellis IV, a Notary Public in and for said County and State, the within named PATRICK M. NASH the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at Old Hickory, Tennessee this 5th day of JULY, 2005.

NOTARY PUBLIC

My Commission Expires: 3-22-08

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 22, 2008

** GRANTOR RESERVES THE EXCLUSIVE, NON-ASSIGNABLE RIGHT TO REPURCHASE THE PROPERTY
** DESCRIBED HEREIN ON OR BEFORE JULY 5th 2007, FOR THE PURCHASE PRICE SHOWN ON
** PAGE ONE OF THIS DEED PLUS COSTS AND INTEREST AS DESCRIBED IN THE CONTRACT DATED
** 6/22/05. THIS RIGHT EXPIRES UPON DEATH OF THE GRANTOR, OR ON JULY 5th 2007, AT
** 5:00 P.M. WHEREUPON ALL RIGHT TITLE AND INTEREST VESTS ABSOLOUTLY IN THE GRANTEES.

WARRANTY DEED

From: *PATRICK M. NASH*
Unmarried,

To: *JOHN D. LILES*
and wife,
LISA A. LILES

Property:
3169 Earhart Road
Hermitage, TN. 37076

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003

3418 Old Hickory Blvd.
Old Hickory, Tennessee 37138
(615) 847-2000

www.ljelaw.com