This Instrument Was Prepared By:

Hugh W. Entrekin, Esq.
315 Deaderick Street
AmSouth Center
Suite 1710
Nashville, Tennessee 37238

Davidson County DEEDWARR
Recvd: 07/07/05 10:04 2 pgs
Fees:13.00 Taxes:1850.00

20050707-0078081

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $500,000.00.

Anne D. Weston
Affiant

Subscribed and sworn to before me this 1st day of July, 2005.

Notary Public

My Commission Expires: 3-6-06

PHILIP DAVIS ALEXANDER NOTARY PUBLIC AT LARGE My Comm. Exp. March 6, 2006 WILLIAMSON COUNTY, TN

Return to: Mooreland Title Company, LLC
315 Deaderick Street
AmSouth Center
Suite 1710
Nashville, TN 37238

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Number
William Daniel Bradshaw, III Caroline L. H. Bradshaw 132 Blackburn Avenue Nashville, Tennessee 37205	Wells Fargo Bank P.O. Box 5708 Springfield, OH 45501-5708	130-1-156.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Nancy H. Allen,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **William Daniel Bradshaw, III and wife, Caroline L. H. Bradshaw**, hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, described as Lot No. 55 on the Plan of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Plat Book 421, pages 94 and 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Nancy H. Allen by deed of record in Instrument No. 20000515-0048678, Register's Office for Davidson County, Tennessee.

This conveyance in made subject to:

1. Taxes for 2005 and all subsequent years, a lien not yet due and payable.
2. Plan of record at Plat Book 421, pages 94 and 95, Register's Office for Davidson County, Tennessee.
3. Sanitary Sewer and/or Storm Drainage Easement of record in Book 5400, page 642, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property known as: 132 Blackburn Avenue, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees 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, except as otherwise herein set out; Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 1st day of July, 2005.

By: Nancy H. Allen By Charles Rogan Allen, Attorney-in-Fact
Nancy H. Allen
By: Charles Rogan Allen, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF Williamson

On this 1st day of July, 2005, before me personally appeared Charles Rogan Allen, to me known to be the person described in and who executed the foregoing instrument on behalf of Nancy H. Allen, as per the Power of Attorney signed by Nancy H. Allen, dated February 10th, 1998, and who acknowledged the execution of the same by his free act and deed on behalf of said Nancy H. Allen. Witness my hand and official seal.

Notary Public

My Commission Expires: 3.6.06

PHILIP DAVIS ALEXANDER NOTARY PUBLIC AT LARGE My Comm. Exp. March 6, 2006 WILLIAMSON COUNTY, TN