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20050708-0079563

This Instrument Prepared By:
WYATT, TARRANT & COMBS, LLP (BAS)
2525 West End Avenue, Suite 1500
Nashville, Tennessee 37203

Return to Box 51B

SPECIAL WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.:
CDP Properties, LLC **8122 Sawyer Brown Road** **Nashville, Tennessee 37211**	**SAME**	**142-2A-301**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **SENTINEL TRUST COMPANY** (referred to hereinafter as "Grantor"), a Tennessee corporation acting through its receiver, Receivership Management, Inc., has bargained and sold and does hereby transfer and convey unto **CDP PROPERTIES, LLC** (referred to hereinafter as "Grantee"), a Tennessee limited liability company, its successors and assigns, certain land located in Davidson County, Tennessee, as further described in **Exhibit A**, attached and incorporated by reference (the "Property"). This is improved property known as 8122 Sawyer Brown Road, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the Property, together with all the appurtenances and hereditaments thereunto belonging or in any way appertaining to the Grantee, it successors and assigns forever.

AND Grantor does hereby covenant with Grantee that it is lawfully seized and possessed of the Property in fee simple, that it has a good right to sell and convey the same, and that the same is unencumbered, except for (1) real estate taxes for 2005 (which are being prorated at closing and assumed by Grantee) and future years, liens but not yet due and payable; (2) all

matters shown on the Plan of record in Book 7900, page 131, Register's Office for Davidson County, Tennessee; (3) Restrictive Covenants contained in instrument of record in Book 7860, page 964, said Register's Office; (4) matters shown in the Master Deed of record in Book 8023, page 735, as amended in Book 8166, page 636, Book 10266, page 702, and Book 10398, page 879, said Register's Office; (5) Agreement for dedication of easement for water line of record in Book 7803, page 666, said Register's Office; (6) By-Laws of record in Book 8023, page 758, said Register's Office; (7) title to a portion of the property embraced within the bounds of any roads or highways, per instrument of record in Book 2105, page 441, said Register's Office, being an easement for the widening of Sawyer Brown Road, having an average width of 14 feet; and (8) facts which would be disclosed by a comprehensive survey of the Property.

AND Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property against the lawful claims and demands of persons claiming by, through, or under Grantor, but not otherwise or further.

[The remainder of this page has been intentionally left blank.]

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 8th day of July, 2005.

SENTINEL TRUST COMPANY (Grantor)

By: Receivership Management, Inc., acting as receiver

By: _____
Jeanne B. Bryant, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $320,000.00.

CDP PROPERTIES, LLC (Affiant)

By: Frances E. Wigington
Print Name: FRANCES E. Wigington
Title: Chief Manager

Subscribed and sworn to before me, this 8th **day of July, 2005.**

Cheryl N. Howell
NOTARY PUBLIC

My Commission Expires:
7/29/06

CHERYL W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.

My Commission Expires JULY 29, 2006

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Jeanne Bryant,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the President of **RECEIVERSHIP MANAGEMENT, INC.**, a Tennessee corporation, acting as receiver for Sentinel Trust Company, the within-named bargainor, a Tennessee corporation and that she as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of Receivership Management, Inc. by herself as such President, which in turn signed as receiver for Sentinel Trust Company.

Witness my hand and seal, at office in Nashville, Tennessee, this 8th day of July, 2005.

Cheryl N. Howell
Notary Public

My commission expires:
7/29/06

CHERYL W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.
My Commission Expires JULY 29, 2006

SCHEDULE A
(Property Description)

Land in Davidson County, Tennessee, being Unit No. 201 of The Arlington at Williamsburg Office Park Condominiums, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 8023, page 735, and as amended in Book 8166, page 636, Register's Office for Davidson County, Tennessee, and as further amended by an instrument designated as Second Amendment to the Master Deed of The Arlington at Williamsburg Office Park Condominiums, of record in Book 10266, page 702, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit "A" of said Second Amendment to the Master Deed of The Arlington at Williamsburg Office Park Condominiums. Reference is hereby made to the plat of The Arlington at Williamsburg Office Park Condominiums set forth as Exhibit "A" of said Second Amendment to the Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Sentinel Trust Company by deed of record as Instrument No. 20031015-0132864, said Register's Office.