[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Christopher and Cynthia Bullinger	New Owner	Map 93-5-4
115 8th Avenue North		Parcel 43.00
Nashville, TN 37206		12343

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, Nashville, Tennessee 37205

Davidson County DEEDWARR
Recvd: 08/23/05 14:56 2 pgs
Fees:13.00 Taxes:1295.00

20050823-0100498

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in nand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Leslie Cappama**(The "Grantor") has bargained and sold, and by these presents do transfer and convey unto **Christopher Bullinger and wife, Cynthia Bullinger,** (The "Grantees"), their successors and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

A certain tract or parcel of land located in the City of Nashville, Davidson County, Tennessee, described as follows, to-wit:

A small lot or tract of land known as lot nos. 115 and 117 and being a part of lot no. 165 on the map of the original Town of Nashville, not of record and described as follows:

Beginning at a point in the westerly margin of 8th Avenue North as now widened and located approximately 140 feet north of Broad Street, being the northeast corner of the property owned by Jane B. Buntin; thence along Buntin's northerly line westerly 83 feet more or less to a point in the east line of the property beloning to the book agents of the Methodist Episcopal Church South, said point being approximately 140 feet north of Broad Street; thence northerly 46 feet to a point, the southwest corner of the property conveyed to D.V. Johnson by Deed of record in Book 848, Page 329, Register's Office for said County; thence along Johnson's south line easterly 82.33 feet more or less to the westerly margin of 8th Avenue North as now located; thence with the margin of the same southerly 46 feet to the point of beginning.

Being part of the same property conveyed to Leslie Cappama by Warranty Deed from Ethel Maloney, dated August 10, 1995, filed August 18, 1995 , of record in Book 9766, Page 608, Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. Taxes for the year 2005 and subsequent years.
2. Gas Line Easement of record in Book 5838, Page 237, RODCT.
3. Subject to the matters shown on the plat of the original Town of Nashville, not of record.

This is improved property commonly known as 115 8th Avenue North, Nashville, Tennessee 37206

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $ 350,000.00.

Bonnie Brothers
Affiant

Subscribed and sworn to before me this 15th **day of August, 2005.**

AMY LEATHERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires: 9/20/08

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, its successors and assigns, forever.

And Grantor does covenant with the said Grantees that the 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 set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 15th day of August, 2005.

Leslie Cappama
Leslie Cappama

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Leslie Cappama**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged he executed the within instrument.

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day of August, 2005.

VICKY W. MCWHERTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Notary Public

My Commission Expires: